

Condominium Annual Update Report

2010 Assessment Roll

Mass Appraisal of

**Northwest King
County**

**Neighborhoods: 95, 100, 105, 115, 125, 130,
135, 140, 145, 150, 155, 410, 415 and 420.**

For 2011 Property Taxes

**King County, Department of Assessments
Seattle, Washington**

Lloyd Hara, Assessor

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Executive Summary Report

Appraisal Date: 1/1/2010- 2010 Assessment Roll

Area Name / Number: Northwest King County; Neighborhoods: 95, 100, 105, 115, 125, 130, 135, 140, 145, 150, 155, 410, 415 and 420 in the Downtown, Capitol Hill and Queen Anne / Magnolia Areas.

Previous Physical Inspection: 2005 through 2009

Sales - Improved Summary:

Number of Sales: 976

Range of Sale Dates: 1/1/2008 to 12/31/2009

Sales – Improved Valuation Change Summary						
	Land	Imps	Total	Adj. Sale Price**	Ratio	COV
2009 Value	\$66,600	\$187,200	\$253,800	\$256,800	98.8%	8.64%
2010 Value	\$64,800	\$172,300	\$237,100	\$256,800	92.3%	6.22%
Change	-\$1,800	-\$14,900	-\$16,700		-6.5%	-2.42%
%Change	-2.7%	-8.0%	-6.6%		-6.6%	-28.01%

*COV is a measure of uniformity, the lower the number the better the uniformity. The negative figures of -2.42% and -28.01% actually represent an improvement.

** Sales adjusted to 1/1/10.

Sales used in Analysis: The sales sample includes all condominium residential living unit sales verified as good. The sample excludes commercial units, parking units, and condos in use as apartments. A listing of sales included and sales excluded from the analysis can be found in the Addenda of this report.

Population - Improved Parcel Summary Data:			
	Land	Imps	Total
2009 Value	\$80,900	\$171,800	\$252,700
2010 Value	\$78,700	\$156,900	\$235,600
Percent Change	-2.7%	-8.7%	-6.8%

Number of improved Parcels in the Population: **8,208**

The population summary above includes all residential condominium living units. It excludes parking storage and moorage units and condominiums with commercial responsibility such as apartments and office buildings. A list of all parcels in the population can be found in the Assessor’s files located in the Commercial/Business Division.

Summary of Findings: The analysis for this area consisted of a general review of applicable characteristics such as neighborhoods, living area, floor location, number of bedrooms and fireplaces. The analysis results showed that several characteristic-based and neighborhood-based variables needed to be included in the update formula in order to improve the uniformity of assessments throughout the area. As described in the model validation section of this report, sales and values were adjusted to 1/1/2010 with an additional adjustment of .925 made to all properties.

The Annual Update Values described in this report improve uniformity and equity. The recommendation is to post those values for the 2010 assessment roll.

Annual Update Process

Effective Date of Appraisal: January 1, 2010

Date of Appraisal Report: 9/1/2010

King County Revaluation Cycle

King County's revaluation plan as approved by the Washington State Department of Revenue is an annual revaluation cycle with physical inspection of all properties at least once every six years. Physical inspection of properties meets the requirements of RCW 84.41.041 and WAC 458-07-015. During the interval between each physical inspection, the annual revaluation cycle requires the valuation of property be adjusted to current true and fair value based on appropriate statistical data. Annually, approximately one-sixth of all residential properties are physically inspected and appraised with new land and total property valuation models calibrated and specified using multiple regression analysis. The remaining five-sixths of the population are revalued based on the characteristics entered during the previous physical inspection.

Appraisal Team members and participation

Craig Johnson Commercial West District Appraiser II performed the analysis and reviewed the resulting values. Craig Johnson produced the Annual Update report. Kent Walter, Commercial Senior Appraiser, reviewed the process and results for quality control and administrative purposes.

Assumptions & Limiting Conditions

Sales data is derived from real estate excise tax affidavits and is initially reviewed by the Sales Identification Section of the Accounting Division. The analyst made further verification of sales in office. Time constraints prohibit further verification of sales information.

Data Utilized

Available sales that had closed from 1/1/2008 through 12/31/2009 were considered in this analysis. The sales and population data were extracted from the King County Assessor's Condominium database.

Sales Screening for Improved Parcel Analysis

Sales removal occurred for parcels meeting the following criteria:

- 1) Assigned or owned parking
- 2) Assigned or owned storage units
- 3) Assigned or owned moorage
- 4) Multi-parcel or multi-unit sales
- 5) Sales of commercial use or apartment use units
- 6) Others as identified as non-market sales

Scope of the Appraisal

The income and cost approaches are not applicable to residential condominium valuation. Most condominium units are owner-occupied and not income producing properties. Cost is not an accepted approach because there is no accurate way to allocate building costs among the individual units. Therefore, we rely solely upon the sales comparison approach to develop a valuation model. Our sales sample consists of 976 residential living units that sold during the 24-month period between January 1, 2008 and December 31, 2009. The model was applied to all units. Direct sales comparison was used to value exception parcels, which are typically parcels with characteristics that are not adequately represented in the sales sample on variables such as size, condition, view or quality. Those parcels were adjusted to the model based on observations and general appraisal techniques. Those exception parcels are listed in the addenda of this report.

The Condo Crew does not value condominium land or commercial condominiums, which are the responsibility of commercial geographic and specialty appraisers.

Part Two – Presentation of Data

Identification of the area

Name or Designation

Northwest King County.

Boundaries

The Northwest King County area is an irregular shape roughly defined by the following.

North Boundary – The King-Snohomish county line

East Boundary – Lake Washington

West Boundary – Puget Sound

South Boundary – The Lake Washington Ship Canal

Maps

Maps of the Specialty Neighborhoods included in the Northwest King County area are in the addenda of this report. More detailed Assessor's maps are located on the 7th floor of the King County Administration Building.

Area, city, neighborhood, and location data

The Northwest King County area includes specialty neighborhoods 95: Lake City, 100: Northgate, 105: Crown Hill, 115: Wallingford, 125: Wedgewood, 130: Fremont, 135: Leary, 140: East Ballard, 145: West Ballard, 150: Greenlake, 155: Phinney, 410: Ballinger, 415: North City and 420: Richmond beach.

Zoning and legal/political consideration

Zoning restrictions, whether county or local, are displayed on Assessor's maps and are shown as a land characteristic in the Assessor's property characteristic database. Local jurisdictions exercise authority over local land use and community planning. Regulations regarding zoning are found in their local ordinances.

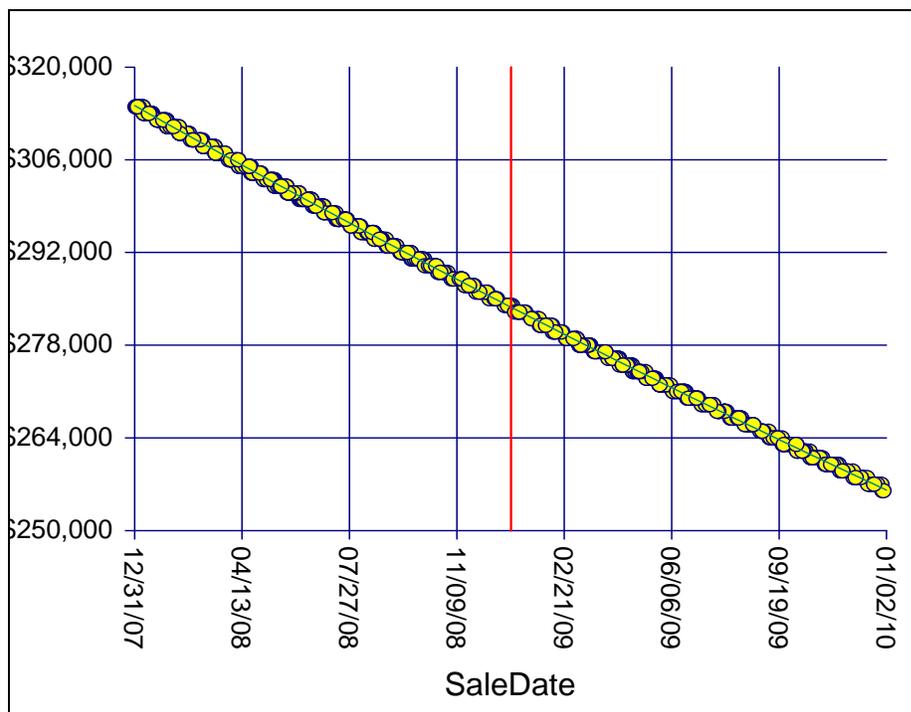
Part Three – Analysis of Data and Conclusions

Highest and best use analysis and location of conclusions

Based on neighborhood trends, both demographic and current development patterns, the existing buildings represent the highest and best use of most sites. The existing use will continue until land value, in its highest and best use, exceeds the sum of value of the entire property in its existing use and the cost to remove the improvements. We find that the current improvements do add value to the property, in most cases, and are therefore the highest and best use of the property as improved.

Market Change of Average Sale Price in the Northwest King County Area:

Analysis of sales in the Northwest King County area indicated a loss in value over the two year period. Values decreased consistently from an average sales price near \$315,000 as of 1-1-2008 by 18.4% to \$256,800 as of January 1st 2010.



(Chart 1: Progression of average sales price over time 1-1-2008 to 12-31-2009)

Northwest King County Sale Price changes (Relative to 1/1/2010 valuation date.)

In a declining market, recognition of a sales trend is required to accurately predict value as of a certain date. Assessed values are determined as of January 1 of a given year.

Sale Date	Downward Adjustment (Factor)	Equivalent Percent
1/1/2008	0.816	-18.4%
2/1/2008	0.823	-17.7%
3/1/2008	0.830	-17.0%
4/1/2008	0.837	-16.3%
5/1/2008	0.844	-15.6%
6/1/2008	0.851	-14.9%
7/1/2008	0.858	-14.2%
8/1/2008	0.866	-13.4%
9/1/2008	0.873	-12.7%
10/1/2008	0.880	-12.0%
11/1/2008	0.888	-11.2%
12/1/2008	0.896	-10.4%
1/1/2009	0.903	-9.7%
2/1/2009	0.911	-8.9%
3/1/2009	0.918	-8.2%
4/1/2009	0.926	-7.4%
5/1/2009	0.934	-6.6%
6/1/2009	0.942	-5.8%
7/1/2009	0.950	-5.0%
8/1/2009	0.958	-4.2%
9/1/2009	0.967	-3.3%
10/1/2009	0.975	-2.5%
11/1/2009	0.983	-1.7%
12/1/2009	0.991	-0.9%
1/1/2010	1.000	0.0%

The chart above shows the % adjustment required for sales to be representative of the assessment date of 1/1/09.

Examples	Sales Price	Sales Date	Adjustment factor x Sales Price	Adjusted Sales price*
Sale 1	\$425,950	1/1/2008	0.816	\$347,000
Sale 2	\$170,000	12/31/2008	0.903	\$154,000
Sale 3	\$345,000	12/30/2009	0.999	\$345,000
*The adjusted sale price has been rounded to the nearest 1,000				

Regression Time Adjustment=1 / EXP (-0.0002785237*SaleDay)

Where SaleDay = Sale Date - 40179

And Sale Date is the number of days since 1-1-1900 (Machine value used by statistical software).

Sales comparison approach model description

The chosen valuation model was developed using multiple regression with Sale Price as the dependent variable.

Northwest King County area sales were analyzed to specify and calibrate a characteristic based multiple regression model. Multiple regression is a statistical technique used to estimate market value by relating selling prices to property characteristic data. Through regression modeling we specify property characteristics, such as size, age, and quality, which significantly influence property value in the area. The model calibration (i.e. the actual adjustments for each property characteristic in the model) is obtained from analysis of the sales sample. The resulting model estimates are then applied to condominium living units in the area. The regression model is based on condominium sales and property characteristic data found in the Assessor's records. Values and Sales were trended to January 1, 2010. As described in the model validation section of this report, all values were then adjusted by .925 in an effort to acknowledge the relevant economic conditions at the time of valuation.

Model specification

The ***characteristic-based adjustment model*** for neighborhoods 95, 100, 105, 115, 125, 130, 135, 140, 145, 150, 155, 410, 415 and 420 includes the following data characteristics:

1. Age
2. Floor Level
3. Living Area
4. Unit Location
5. Building Quality
6. Building Condition
7. Project Location
8. Views: Lake/River, Puget Sound, Mountain.
9. Conversions
10. Top Floor
11. End Units
12. Studio Units
13. Neighborhood
14. Certain projects as defined by Major.

The definitions of data characteristics included in the model are in the Condominium Coding manual, which is available upon request.

Model calibration

The **regression model** for neighborhoods 95, 100, 105, 115, 125, 130, 135, 140, 145, 150, 155, 410, 415 and 420 was calibrated using selling prices and property characteristics as follows:

*EMV= 0.7797331-0.0002785237*SaleDay-0.09235865*AGE+ 0.03029999*FLOORc+
 0.6511328*UNITSIZE+ 0.07346216*UNITLOCATION+ 0.09659621*BLDQULAITY+
 0.132242*BLDCONDITION+ 0.09344808*PROJLOCATION+ 0.1067534*SMWATRVIEW+
 0.2373004*SOUNDVIEW-0.04725035*PLOC2+ 0.09177078*EXCMTNVIEW+ 0.02631248*CONVERSION+
 0.01226473*TOPFLOOR+ 0.01036725*ENDUNITx-0.01425237*STUDIO-0.1266419*NBHD95-
 0.09696148*NBHD100-0.03550906*NBHD105-0.03008595*NBHD125-0.02142202*NBHD140+
 0.07587982*NBHD150+ 0.04438484*NBHD155-0.1645496*NBHD410-0.1498898*NBHD415-
 0.1427334*NBHD420+ 0.07488525*LOW1+ 0.03385092*LOW2-0.04869012*HIGH1-0.03141113*HIGH2

Resulting values were then reduced by 7.5% and rounded down to the next \$1,000.

(Refer to the Model Validation section of this report for a complete explanation regarding the 7.5% adjustment.)

*EMV stands for Estimated Market Value and represents the modeled value for the 2010 assessment year.

Exceptions:

Major	Nbhd	Project Name	Value Notes
034830	100	B DIVISION NO. 02 CONDOMINIUM	Valued at Emv x .90 based on market sales.
035100	115	BAGLEY LOFTS CONDOMINIUM	Valued at EMV x 1.25 based on sales. Added \$75,000 to minors 0440 and 0450 for their large, private rooftop decks.
038000	410	BALATON	Valued at Emv x .90 based on market sales.
046595	140	BALLARD RIDGE	Valued at EMV x 1.25 based on sales.
046600	145	BALLARD SQUARE CONDOMINIUM	Valued at EMV x 1.10 based on sales
047120	140	BALLARD VIEW TERRACE CONDO	Valued at EMV x 1.10 based on sales
047300	145	BALLARD WEST WIND	Valued at EMV x 1.10 based on sales
050610	410	BALLINGER HIGHLANDS SOUTH	Valued at EMV x .80 based on market.
071370	100	BELVEDERE COURT CONDOMINIUM	Valued at EMV x 1.4 based on sales.
074750	145	BENTON ARMS THE CONDOMINIUM	Valued at EMV x 1.10 based on sales
082950	115	BISCAYNE CONDOMINIUM	Valued at EMV x 1.10 based on sales
087010	100	BLUERIDGE CONDOMINIUM	Valued at Emv x .90 based on market sales.
108540	115	BRIDGE WATER WEST CONDOMINIUM	Valued at Emv x .90 based on market sales.
139765	145	CAROLYN ROSE BUILDING CONDOMINIUM	Valued at Emv x .90 based on market sales.
152220	95	CHAR LORENE CONDOMINIUM	Valued at Emv x .90 based on market sales.
243550	100	EXETER COURT CONDOMINIUM	Valued at Emv x .90 based on market sales.
246850	125	FAIRWAY ESTATES CONDOMINIUM	Valued at EMV x 1.35 based on sales in the project less value of separately assessed parking.
253882	420	15TH AVE NW	Valued at EMV x 1.20 based on market.
253895	155	5801 PHINNEY AVE NO CONDOMINIUM	Valued at EMV x .85 based on market
253900	145	59TH ST BUILDING, THE CONDOMINIUM	Valued at Emv x .90 based on market sales.
262501	130	FRANCIS AVENUE TOWNHOMES II	Valued at EMV x 1.10 based on sales
262550	130	FRANCIS FREMONT CONDOMINIUM	Valued at EMV x 1.20 based on market.

Major	Nbhd	Project Name	Value Notes
264370	130	FREMONT CONDOMINIUM	Valued at EMV x 2 based on market.
272600	130	GENERAL FREMONT,THE CONDOMINIUM	Valued at EMV x 1.20 based on market.
288780	150	GREEN LAKE TERRACE CONDOMINIUM	Valued at EMV less value of separately assessed parking.
290920	150	GREENLAKE CONDOMINIUM	Valued at EMV x .85 based on market
291540	420	GREENWOOD AVE COTTAGES	Valued at EMV x 1.5 based on market.
305510	150	HAMILTON EAST CONDOMINIUM	Valued at EMV x .75 based on market.
311850	410	HARPWOOD LANE CONDOMINIUM	Valued at EMV x 1.10 based on sales
318290	125	HAWTHORNE PLACE CONDOMINIUM	Valued at EMV x 1.20 based on market.
417880	420	LAND CONDO AT 205TH ST	Valued at EMV x 1.10 based on sales
421450	125	LAUREL COURT CONDOMINIUM	Valued at EMV x 1.10 based on sales
421620	125	LAUREL PARK TOWNHOMES CONDOMINIUM	Valued at EMV x 1.35 based on market.
423850	95	LE AVALON CONDOMINIUM	Valued at EMV + \$20,000 per level of lake Wash view. Based on sales in the project.
433980	130	LINDEN COURT CONDOMINIUM	Valued at EMV x 1.20 based on market.
502100	420	MADRONA COTTAGES	Valued at EMV x 1.30 based on market.
516055	145	MARKET NORTH	Valued at EMV x 1.10 based on sales
609319	150	911 CONDOMINIUM	Valued at EMV x .80 based on market.
610800	95	NORDEN HAUS CONDOMINIUM	Valued at Emv x .90 based on market sales.
610847	145	NORDVEST	Valued at EMV x .80 based on market.
617790	115	NORTHLAKE CONDOMINIUM	Valued at EMV x 1.10 based on sales
619595	135	NW 52ND STREET TOWNHOMES	Valued at EMV x .65 based on sales.
636390	100	OLIVE BRANCH, THE CONDOMINIUM	Valued at EMV x .85 based on market
639141	415	17404-17408 10TH AVE NE	Valued Minor 0020 at EMV x .75 due to its inferior quality.
664118	115	PARK AVENUE NORTH	Valued at EMV x 1.10 based on sales
664920	420	PARK RICHMOND CONDOMINIUM	Valued at EMV x 1.40 based on sales.
665480	420	PARKER COURT CONDOMINIUM	Valued at EMV x 1.10 based on sales
718100	95	RAVEN-WOOD CONDOMINIUM	Valued at EMV x 1.10 based on sales
723763	420	RESERVE COTTAGES	Valued at EMV x 1.30 based on market.
727980	420	RICHMOND BEACH TOWNHOMES CONDOMINIUM	Valued at EMV x 1.10 based on sales
728431	420	RICHMOND MANOR	Valued at EMV x 1.25 based on market.
728540	420	RICHMOND SEQUOIA CONDOMINIUM	Valued at EMV x 1.10 based on sales
728880	420	RICHMOND VILLA CONDOMINIUM	Valued at EMV x 1.25 based on market.
754080	95	SANDE FJORD CONDOMINIUM	Valued at EMV x 1.10 based on sales
767980	145	SEAVIEW HOUSE CONDOMINIUM	Valued at EMV x 1.75 based on market and sales history in the project.
767990	145	SEAVIEW HOUSE AT SHILSHOLE CONDOMINIUM	Valued at EMV x 1.75 based on market and sales history in the project.
768394	95	SEDONA COURT CONDOMINIUM	Valued at EMV x 1.10 based on sales
776000	145	SHIP STREET	Valued at Emv x .90 based on market sales.
785663	95	Somerset Knolls	Valued at Emv x .90 based on market sales.
798200	125	STATIONHOUSE CONDOMINIUM	Valued at EMV x 1.10 based on sales
812343	95	SUNRISE NORTH CONDOMINIUM	Valued at EMV x .8 based on market history.

Major	Nbhd	Project Name	Value Notes
860225	130	3835 FREMONT AVE N CONDOMINIUM	Valued at EMV x 1.20 based on market.
860308	115	3700 CONDOMINIUM	Valued at EMV x 1.4 based on sales history.
929410	145	WESTHAVEN CONDOMINIUM	Valued at EMV x 1.10 based on sales

Total Value Model Recommendations, Validation and Conclusions:

Appraiser judgment prevails in all decisions regarding individual parcel valuation. Each parcel is value selected based on general and specific data pertaining to the parcel, the neighborhood, and the market. The Appraiser determines which available value estimate may be appropriate and may adjust particular characteristics and conditions as they occur in the valuation area.

Application of the total Value Model described above results in improved equity between sub areas, grades, living area, and age of buildings. The resulting assessment level is 92.3%.

The reason the assessment level falls at the low end of the IAAO recommended range of 90%-110% is related to an additional market shift (downward) which has not been reflected in the sale analysis. The current real estate markets both in this county and nationally is unprecedented in its quick and widespread downturn. Market participants appear to have taken a cautious approach evidenced by the significant reduction in the number of sales transactions and aggressively reduced sales prices within the analysis period. Short Sales and Foreclosures appear to be playing a bigger role in the market and may ultimately impact the behavior of other market participants for some time to come. This phenomenon appears to be widespread occurring throughout the country.

The sale analysis and model building effort was performed with due consideration of the IAAO's exposure draft entitled "Market Value Principles in a time of Economic Crisis-A Position Paper of the International Association of Assessing Officers".¹ This exposure draft recognizes the distressed market conditions which are presently plaguing this country. In its continued attempt to maximize fairness and understandability in a property tax system, the IAAO suggests the consideration of inclusion of certain sale types which have previously been disregarded. These sale types include short sales and financial institution re-sales. The financial institution re-sales were evaluated for analysis this assessment cycle. A cursory review of sales where financial institutions were identified as the seller to non institutional third parties was made. This analysis of the sales in this area showed these sales comprised 1.9% of the market on 1/1/2010 and sold for 17.3% less than the overall average of traditional market sales.

Knowing this market information was not considered, but may in fact eventually define where our local market is and may continue to be headed a downward market adjustment to the valuation models estimated and described in this report appears reasonable and appropriate. All values established through the revalue analysis were adjusted at .925 in an effort to accommodate the relevant economic conditions at the time of this valuation.

The Appraisal Team recommends application of the Appraiser selected values, as indicated by the appropriate model or method.

Application of these recommended values for the 2010 assessment year (taxes payable in 2011) results in an average total change from the 2009 assessments of -6.8%.

Note: More details and information regarding aspects of the valuations and the report are retained in the working files kept in the appropriate district office.

¹ "Market Value Principles in a time of Economic Crisis, A Position Paper of the International Association of Assessing Officers", by the IAAO Technical Standards Committee. Draft 2- March 3, 2009; posted to the IAAO website March 9, 2009
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Ratio study

A ratio study was completed to evaluate the results of our revalue efforts. This study shows the mean-weighted ratio of assessed value to selling price. The resulting reductions in COV demonstrate an improved uniformity in values for these areas. Ratio reports are included in the addenda of this report.

Conclusion

Review of the resulting values and ratios indicate that the characteristic based model improves consistency and equalization. It is the conclusion of this report that values be posted for the 2010 Assessment Roll.

Client and Intended Use of the Appraisal:

*This mass appraisal report is intended for use only by the King County Assessor and other agencies or departments administering or confirming ad valorem property taxes. Use of this report by others is not intended by the appraiser. The use of this appraisal, analyses and conclusions is limited to the administration of ad valorem property taxes in accordance with Washington State law. As such it is written in concise form to minimize paperwork. The assessor intends that this report conform to the Uniform Standards of Professional Appraisal Practice (USPAP) requirements for a **mass appraisal report** as stated in USPAP SR 6-8. To fully understand this report the reader may need to refer to the Assessor's Property Record Files, Assessors Real Property Data Base, separate studies, Assessor's Procedures, Assessor's field maps, Revalue Plan and the statutes.*

The purpose of this report is to explain and document the methods, data and analysis used in the revaluation of King County. King County is on a six year physical inspection cycle with annual statistical updates. The revaluation plan is approved by Washington State Department of Revenue. The Revaluation Plan is subject to their periodic review.

Definition and date of value estimate:

Market Value

The basis of all assessments is the true and fair value of property. True and fair value means market value (Spokane etc. R. Company v. Spokane County, 75 Wash. 72 (1913); Mason County Overtaxed, Inc. v. Mason County, 62 Wn. 2d (1963); AGO 57-58, No. 2, 1/8/57; AGO 65-66, No. 65, 12/31/65). The true and fair value of a property in money for property tax valuation purposes is its "market value" or amount of money a buyer willing but not obligated to buy would pay for it to a seller willing but not obligated to sell. In arriving at a determination of such value, the assessing officer can consider only those factors which can within reason be said to affect the price in negotiations between a willing purchaser and a willing seller, and he must consider all of such factors. (AGO 65,66, No. 65, 12/31/65)

Retrospective market values are reported herein because the date of the report is subsequent to the effective date of valuation. The analysis reflects market conditions that existed on the effective date of appraisal.

Highest and Best Use

RCW 84.40.030 *All property shall be valued at one hundred percent of its true and fair value in money and assessed on the same basis unless specifically provided otherwise by law.*

An assessment may not be determined by a method that assumes a land usage or highest and best use not permitted, for that property being appraised, under existing zoning or land use planning ordinances or statutes or other government restrictions.

WAC 458-07-030 (3) True and fair value -- Highest and best use. *Unless specifically provided otherwise by statute, all property shall be valued on the basis of its highest and best use for assessment purposes. Highest and best use is the most profitable, likely use to which a property can be put. It is the use which will yield the highest return on the owner's investment. Any reasonable use to which the property may be put may be taken into consideration and if it is peculiarly adapted to some particular use, that fact may be taken into consideration. Uses that are within the realm of possibility, but not reasonably probable of occurrence, shall not be considered in valuing property at its highest and best use.*

If a property is particularly adapted to some particular use this fact may be taken into consideration in estimating the highest and best use. (Sammish Gun Club v. Skagit County, 118 Wash. 578 (1922)) The present use of the property may constitute its highest and best use. The appraiser shall, however, consider the uses to which similar property similarly located is being put. (Finch v. Grays Harbor County, 121 Wash. 486 (1922)) The fact that the owner of the property chooses to use it for less productive purposes than similar land is being used shall be ignored in the highest and best use estimate. (Sammish Gun Club v. Skagit County, 118 Wash. 578 (1922))

Where land has been classified or zoned as to its use, the county assessor may consider this fact, but he shall not be bound to such zoning in exercising his judgment as to the highest and best use of the property. (AGO 63-64, No. 107, 6/6/64)

Date of Value Estimate

All property now existing, or that is hereafter created or brought into this state, shall be subject to assessment and taxation for state, county, and other taxing district purposes, upon equalized valuations thereof, fixed with reference thereto on the first day of January at twelve o'clock meridian in each year, excepting such as is exempted from taxation by law. [1961 c 15 §84.36.005]

The county assessor is authorized to place any property that is increased in value due to construction or alteration for which a building permit was issued, or should have been issued, under chapter 19.27, 19.27A, or 19.28 RCW or other laws providing for building permits on the assessment rolls for the purposes of tax levy up to August 31st of each year. The assessed valuation of the property shall be considered as of July 31st of that year. [1989 c 246 § 4]

Reference should be made to the property card or computer file as to when each property was valued. Sales consummating before and after the appraisal date may be used and are analyzed as to their indication of value at the date a valuation. If market conditions have changed then the appraisal will state a logical cutoff date after which no market date is used as an indicator of value.

Property rights appraised:

Fee Simple

Wash Constitution Article 7 § 1 Taxation: *All taxes shall be uniform upon the same class of property within the territorial limits of the authority levying the tax and shall be levied and collected for public purposes only. The word "property" as used herein shall mean and include everything, whether tangible or intangible, subject to ownership. All real estate shall constitute one class.*

Trimble v. Seattle, 231 U.S. 683, 689, 58 L. Ed. 435, 34 S. Ct. 218 (1914) *"the entire [fee] estate is to be assessed and taxed as a unit"*

Folsom v. Spokane County, 111 Wn. 2d 256 (1988) *"the ultimate appraisal should endeavor to arrive at the fair market value of the property as if it were an unencumbered fee"*

The definition of fee simple estate as taken from The Third Edition of The Dictionary of Real Estate Appraisal, published by the Appraisal Institute. "Absolute ownership unencumbered by any other interest or estate, subject only to the limitations imposed by the governmental powers of taxation, eminent domain, police power, and escheat."

Assumptions and Limiting Conditions:

1. *No opinion as to title is rendered. Data on ownership and legal description were obtained from public records. Title is assumed to be marketable and free and clear of all liens and encumbrances, easements and restrictions unless shown on maps or property record files. The property is appraised*

assuming it to be under responsible ownership and competent management and available for its highest and best use.

- 2. No engineering survey has been made by the appraiser. Except as specifically stated, data relative to size and area were taken from sources considered reliable, and no encroachment of real property improvements is assumed to exist.*
- 3. No responsibility for hidden defects or conformity to specific governmental requirements, such as fire, building and safety, earthquake, or occupancy codes, can be assumed without provision of specific professional or governmental inspections.*
- 4. Rental areas herein discussed have been calculated in accord with generally accepted industry standards.*
- 5. The projections included in this report are utilized to assist in the valuation process and are based on current market conditions and anticipated short term supply demand factors. Therefore, the projections are subject to changes in future conditions that cannot be accurately predicted by the appraiser and could affect the future income or value projections.*
- 6. The property is assumed uncontaminated unless the owner comes forward to the Assessor and provides other information.*
- 7. The appraiser is not qualified to detect the existence of potentially hazardous material which may or may not be present on or near the property. The existence of such substances may have an effect on the value of the property. No consideration has been given in this analysis to any potential diminution in value should such hazardous materials be found (unless specifically noted). We urge the taxpayer to retain an expert in the field and submit data affecting value to the assessor.*
- 8. No opinion is intended to be expressed for legal matters or that would require specialized investigation or knowledge beyond that ordinarily employed by real estate appraisers, although such matters may be discussed in the report.*
- 9. Maps, plats and exhibits included herein are for illustration only, as an aid in visualizing matters discussed within the report. They should not be considered as surveys or relied upon for any other purpose.*
- 10. The appraisal is the valuation of the fee simple interest. Unless shown on the Assessor's parcel maps, easements adversely affecting property value were not considered.*
- 11. An attempt to segregate personal property from the real estate in this appraisal has been made.*
- 12. Items which are considered to be "typical finish" and generally included in a real property transfer, but are legally considered leasehold improvements are included in the valuation unless otherwise noted.*
- 13. The movable equipment and/or fixtures have not been appraised as part of the real estate. The identifiable permanently fixed equipment has been appraised in accordance with RCW 84.04.090 and WAC 458-12-010.*
- 14. I have considered the effect of value of those anticipated public and private improvements of which I have common knowledge. I can make no special effort to contact the various jurisdictions to determine the extent of their public improvements.*
- 15. Exterior inspections were made of all properties in the physical inspection areas (outlined in the body of the report) however; due to lack of access and time few received interior inspections.*

Scope of Work Performed:

Research and analyses performed are identified in the body of the revaluation report. The assessor has no access to title reports and other documents. Because of legal limitations we did not research such items as easements, restrictions, encumbrances, leases, reservations, covenants, contracts, declarations and special assessments. Disclosure of interior home features and, actual income and expenses by property owners is not a requirement by law therefore attempts to obtain and analyze this information are not always successful. The mass appraisal performed must be completed in the time limits indicated in the Revaluation Plan and as budgeted. The scope of work performed and disclosure of research and analyses not performed are identified throughout the body of the report.

CERTIFICATION:

I certify that, to the best of my knowledge and belief:

- *The statements of fact contained in this report are true and correct*
 - *The report analyses, opinions, and conclusions are limited only by the reported assumptions and limiting conditions and are my personal, impartial, and unbiased professional analyses, opinions, and conclusions.*
 - *I have no present or prospective interest in the property that is the subject of this report and no personal interest with respect to the parties involved.*
 - *I have no bias with respect to the property that is the subject of this report or to the parties involved.*
 - *My engagement in this assignment was not contingent upon developing or reporting predetermined results.*
 - *My compensation for completing this assignment is not contingent upon the development or reporting of predetermined value or direction in value that favors the cause of the client, the amount of the value opinion, the attainment of a stipulated result, or the occurrence of a subsequent event directly related to the intended use of this appraisal.*
 - *My analyses, opinions, and conclusions were developed, and this report has been prepared, in conformity with the Uniform Standards of Professional Appraisal Practice.*
 - *The area(s) physically inspected for purposes of this revaluation are outlined in the body of this report.*
 - *The individuals listed below were part of the “appraisal team” and provided significant real property appraisal assistance to the person signing this certification. Any services regarding the subject area performed by the appraiser within the prior three years, as an appraiser or in any other capacity is listed adjacent their name.*
-
- *Joyce Smith: Physical inspection revalue, value selection, appeal response preparation, appeal hearing appearance, data collection, sale verification, new construction evaluation.*
 - *Helena Berglund: Physical inspection revalue, value selection, appeal response preparation, appeal hearing appearance, data collection, sale verification, new construction evaluation.*
 - *Paul Mallory: Physical inspection revalue, value selection, appeal response preparation, appeal hearing appearance, data collection, sale verification, new construction evaluation.*
 - *Nick Moody: Physical inspection revalue, value selection, appeal response preparation, appeal hearing appearance, data collection, sale verification, new construction evaluation.*
 - *Kent Walter: Appeals Review, Value Review and Report Review.*
-
- *Any services regarding the subject area performed by me within the prior three years, as an appraiser or in any other capacity is listed below:*
- Physical inspection revalue, Statistical analysis and model building, value selection, value review, appeal response preparation, appeal hearing appearance, data collection, sale verification, new construction evaluation.*

Craig Johnson, Appraiser II

Addenda

Ratio Reports

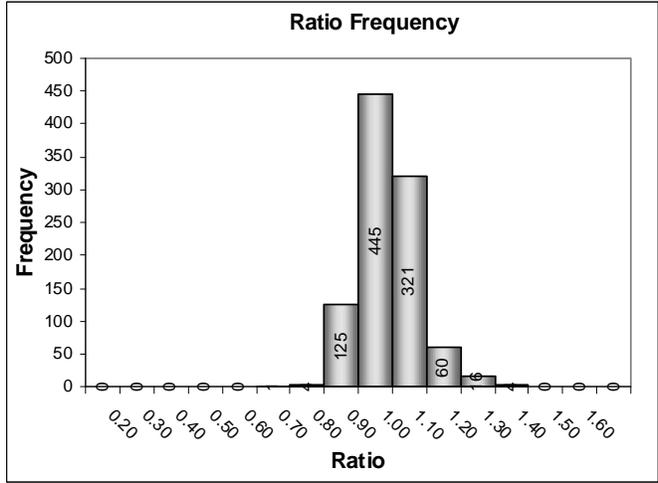
Sales Lists

&

Specialty Area Maps

Annual Update Ratio Study Report (Before) 2009 Assessments

District/Team: Commercial/ West Crew	Appr. Date: 01/01/2009	Date of Report: 6/22/2010	Sales Dates: 1/2008 - 12/2009
Area Northwest King County	Appr ID: CJOH	Property Type: Residential Condominiums	Adjusted for time?: YES
SAMPLE STATISTICS			
Sample size (n)	976		
Mean Assessed Value	253,800		
Mean Adj Sales Price	256,800		
Standard Deviation AV	87,078		
Standard Deviation SP	87,433		
ASSESSMENT LEVEL			
Arithmetic Mean Ratio	0.989		
Median Ratio	0.986		
Weighted Mean Ratio	0.988		
UNIFORMITY			
Lowest ratio	0.675		
Highest ratio:	1.388		
Coefficient of Dispersion	6.62%		
Standard Deviation	0.085		
Coefficient of Variation	8.64%		
Price Related Differential (PRD)	1.001		
RELIABILITY			
95% Confidence: Median			
Lower limit	0.979		
Upper limit	0.991		
95% Confidence: Mean			
Lower limit	0.984		
Upper limit	0.994		
SAMPLE SIZE EVALUATION			
N (population size)	8495		
B (acceptable error - in decimal)	0.05		
S (estimated from this sample)	0.085		
Recommended minimum:	12		
Actual sample size:	976		
Conclusion:	OK		
NORMALITY			
Binomial Test			
# ratios below mean:	503		
# ratios above mean:	473		
z:	0.960		
Conclusion:	Normal*		
*i.e. no evidence of non-normality			



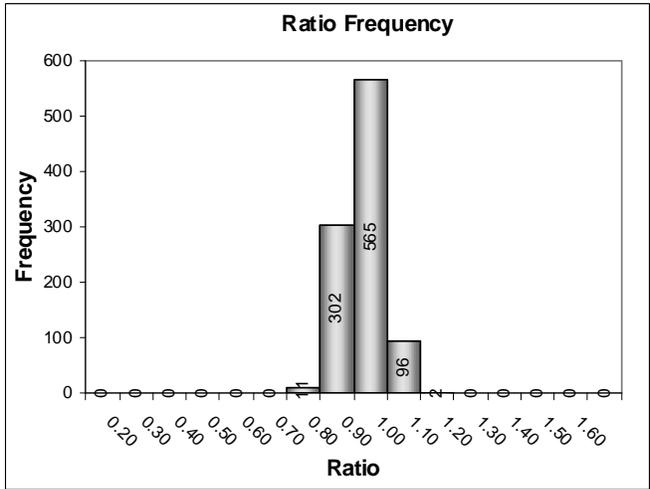
COMMENTS:

Residential Condominiums throughout areas : 95, 100, 105, 115, 125, 130, 135, 140, 145, 150, 155, 410, 415 and 420

Sales Prices are adjusted for time to the Assessment Date of 1/1/2010.

Annual Update Ratio Study Report (After) 2010 Assessments

District/Team: Commercial/ West Crew	Appr. Date: 01/01/2010	Date of Report: 7/28/2010	Sales Dates: 1/2008 - 12/2009
Area Northwest King County	Appr ID: CJOH	Property Type: Residential Condominiums	Adjusted for time?: YES
SAMPLE STATISTICS			
<i>Sample size (n)</i>	976		
<i>Mean Assessed Value</i>	237,100		
<i>Mean Adj Sales Price</i>	256,800		
<i>Standard Deviation AV</i>	76,897		
<i>Standard Deviation SP</i>	87,433		
ASSESSMENT LEVEL			
<i>Arithmetic Mean Ratio</i>	0.927		
<i>Median Ratio</i>	0.925		
<i>Weighted Mean Ratio</i>	0.923		
UNIFORMITY			
<i>Lowest ratio</i>	0.768		
<i>Highest ratio:</i>	1.108		
<i>Coefficient of Dispersion</i>	4.95%		
<i>Standard Deviation</i>	0.058		
<i>Coefficient of Variation</i>	6.22%		
<i>Price Related Differential (PRD)</i>	1.004		
RELIABILITY			
95% Confidence: Median			
<i>Lower limit</i>	0.921		
<i>Upper limit</i>	0.930		
95% Confidence: Mean			
<i>Lower limit</i>	0.924		
<i>Upper limit</i>	0.931		
SAMPLE SIZE EVALUATION			
<i>N (population size)</i>	8495		
<i>B (acceptable error - in decimal)</i>	0.05		
<i>S (estimated from this sample)</i>	0.058		
Recommended minimum:	5		
<i>Actual sample size:</i>	976		
Conclusion:	OK		
NORMALITY			
Binomial Test			
<i># ratios below mean:</i>	496		
<i># ratios above mean:</i>	480		
<i>z:</i>	0.512		
Conclusion:	Normal*		
<i>*i.e. no evidence of non-normality</i>			



COMMENTS:

Residential Condominiums throughout areas 95, 100, 105, 115, 125, 130, 135, 140, 145, 150, 155, 410, 415 and 420

While assessment level has decreased, uniformity has been improved by application of the recommended values.

Sales Prices are adjusted for time to the Assessment Date of 1/1/2009.

Northwest King County Annual Update Sales Used in Analysis

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
95	108560	0140	5/20/2008	287,950	244,000	1,415	4	1970	3	NO	NO	BRIDGEHAVEN CONDOMINIUM
95	108560	0370	4/30/2008	269,000	227,000	1,415	4	1970	3	NO	NO	BRIDGEHAVEN CONDOMINIUM
95	108560	0460	11/13/2009	210,000	207,000	1,091	4	1970	3	NO	NO	BRIDGEHAVEN CONDOMINIUM
95	108560	0530	6/27/2008	205,000	176,000	1,091	4	1970	3	NO	NO	BRIDGEHAVEN CONDOMINIUM
95	108560	0620	5/30/2008	227,000	193,000	1,091	4	1970	3	NO	NO	BRIDGEHAVEN CONDOMINIUM
95	108560	0680	2/19/2008	337,500	279,000	1,675	4	1970	3	NO	NO	BRIDGEHAVEN CONDOMINIUM
95	108560	0740	7/3/2008	303,000	260,000	1,415	4	1970	3	NO	NO	BRIDGEHAVEN CONDOMINIUM
95	108560	0780	5/6/2009	220,000	206,000	1,415	4	1970	3	NO	NO	BRIDGEHAVEN CONDOMINIUM
95	150840	0230	12/26/2008	249,369	225,000	1,403	6	1975	3	NO	NO	CHAMBERY PARK CONDOMINIUM
95	150840	0360	6/1/2009	245,400	231,000	1,547	6	1975	3	NO	NO	CHAMBERY PARK CONDOMINIUM
95	150840	0580	2/1/2008	235,000	193,000	1,128	6	1975	3	NO	NO	CHAMBERY PARK CONDOMINIUM
95	150840	0640	8/13/2009	262,500	252,000	1,645	6	1975	3	NO	NO	CHAMBERY PARK CONDOMINIUM
95	152220	0040	5/26/2009	132,000	124,000	670	4	1979	3	NO	NO	CHAR LORENE CONDOMINIUM
95	154160	0080	3/13/2008	263,000	219,000	865	4	1994	3	NO	NO	CHELAN CONDOMINIUM
95	159477	0020	1/21/2009	259,000	235,000	1,321	4	1995	3	NO	NO	CITY LANE TOWNHOMES CONDOMINIUM
95	159477	0030	9/3/2008	289,950	253,000	1,321	4	1995	3	NO	NO	CITY LANE TOWNHOMES CONDOMINIUM
95	159477	0050	11/4/2009	250,000	246,000	1,341	4	1995	3	NO	NO	CITY LANE TOWNHOMES CONDOMINIUM
95	159477	0190	7/2/2008	255,000	219,000	1,214	4	1995	3	NO	NO	CITY LANE TOWNHOMES CONDOMINIUM
95	272500	0040	7/11/2008	165,000	142,000	523	4	1993	3	NO	NO	GEMSTONE TOWER CONDOMINIUM
95	272500	0050	4/1/2008	203,000	170,000	705	4	1993	3	NO	NO	GEMSTONE TOWER CONDOMINIUM
95	272501	0050	3/13/2008	172,000	143,000	568	4	1994	3	NO	NO	GEMSTONE II CONDOMINIUM
95	272501	0100	12/18/2008	169,000	152,000	570	4	1994	3	YES	NO	GEMSTONE II CONDOMINIUM
95	272501	0110	5/27/2008	173,000	147,000	547	4	1994	3	YES	NO	GEMSTONE II CONDOMINIUM
95	291070	0020	1/23/2008	235,000	193,000	1,150	6	1975	3	NO	NO	GREENTREE VILLAGE CONDOMINIUM
95	291070	0030	9/22/2008	235,000	206,000	1,150	6	1975	3	NO	NO	GREENTREE VILLAGE CONDOMINIUM
95	291070	0050	9/18/2008	248,000	218,000	1,150	6	1975	3	NO	NO	GREENTREE VILLAGE CONDOMINIUM
95	291070	0240	5/19/2009	230,000	216,000	1,150	6	1975	3	NO	NO	GREENTREE VILLAGE CONDOMINIUM
95	291070	0480	7/24/2008	233,000	201,000	1,150	6	1975	3	NO	NO	GREENTREE VILLAGE CONDOMINIUM
95	291070	0500	3/25/2008	285,000	238,000	1,390	6	1975	3	NO	NO	GREENTREE VILLAGE CONDOMINIUM
95	326050	0050	10/5/2009	205,950	201,000	1,055	4	1980	3	NO	NO	HERITAGE PLACE CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
95	326050	0230	3/19/2008	239,950	200,000	1,231	4	1980	3	NO	NO	HERITAGE PLACE CONDOMINIUM
95	410955	0100	8/4/2009	300,000	288,000	1,450	6	1995	3	YES	NO	LAKE WASHINGTON HEIGHTS CONDOMINIUM
95	413435	0090	5/21/2008	217,000	184,000	808	4	1996	3	NO	NO	LAKEHURST CONDOMINIUM
95	439890	0040	9/3/2009	199,900	193,000	1,182	4	1979	3	NO	NO	LONE FIR CONDOMINIUM
95	445874	0210	2/26/2008	269,000	223,000	851	4	2004	3	NO	NO	LUMINAIRE
95	445874	0260	7/15/2008	155,000	134,000	445	4	2004	3	YES	NO	LUMINAIRE
95	445874	0400	4/15/2009	150,000	139,000	447	4	2004	3	YES	NO	LUMINAIRE
95	445874	0440	11/6/2008	300,000	267,000	1,208	4	2004	3	YES	NO	LUMINAIRE
95	445874	0470	11/5/2009	190,000	187,000	621	4	2004	3	YES	NO	LUMINAIRE
95	609480	0050	5/21/2008	374,950	318,000	1,536	4	2000	3	NO	NO	9700 RAVENNA CONDOMINIUM
95	609840	0140	7/16/2008	290,000	250,000	1,736	6	1973	3	NO	NO	NOBLE FIRS CONDOMINIUM
95	609840	0520	5/21/2008	330,000	280,000	1,568	6	1973	3	NO	NO	NOBLE FIRS CONDOMINIUM
95	609840	0690	11/13/2009	290,000	286,000	1,568	6	1973	3	NO	NO	NOBLE FIRS CONDOMINIUM
95	610800	0050	4/21/2008	170,000	143,000	750	4	1980	3	NO	NO	NORDEN HAUS CONDOMINIUM
95	615340	0040	10/27/2009	185,000	182,000	896	4	1979	3	NO	NO	NORTH STAR CONDOMINIUM
95	615340	0090	9/25/2009	179,000	174,000	896	4	1979	3	NO	NO	NORTH STAR CONDOMINIUM
95	663229	0040	2/19/2008	226,500	187,000	824	4	2000	3	NO	NO	PARAMOUNT PARK
95	663295	0080	5/21/2008	310,000	263,000	1,267	4	2004	3	NO	NO	PARAMOUNT PARK TOWNHOMES
95	679850	0080	9/16/2008	159,000	139,000	484	4	1989	3	NO	NO	PINEHURST EAST CONDOMINIUM
95	679850	0100	11/16/2009	178,000	176,000	846	4	1989	3	NO	NO	PINEHURST EAST CONDOMINIUM
95	679880	0100	10/22/2008	237,000	210,000	1,043	4	1997	2	YES	NO	PINEHURST LANE CONDOMINIUM
95	679880	0190	3/21/2008	223,000	186,000	749	4	1997	2	YES	NO	PINEHURST LANE CONDOMINIUM
95	679880	0200	11/14/2008	245,000	218,000	1,050	4	1997	2	YES	NO	PINEHURST LANE CONDOMINIUM
95	718100	0060	11/18/2009	199,950	198,000	941	4	1979	3	NO	NO	RAVEN-WOOD CONDOMINIUM
95	741130	0040	2/22/2008	235,000	195,000	999	6	1983	3	NO	NO	ROSAIA CONDOMINIUM
95	741130	0050	10/8/2008	219,950	194,000	964	6	1983	3	NO	NO	ROSAIA CONDOMINIUM
95	741130	0060	2/18/2009	185,000	169,000	759	6	1983	3	NO	NO	ROSAIA CONDOMINIUM
95	741130	0120	9/4/2008	199,950	175,000	741	6	1983	3	NO	NO	ROSAIA CONDOMINIUM
95	741130	0160	10/15/2008	179,000	158,000	756	6	1983	3	NO	NO	ROSAIA CONDOMINIUM
95	741130	0170	5/18/2009	186,000	175,000	742	6	1983	3	NO	NO	ROSAIA CONDOMINIUM
95	754080	0110	12/10/2009	180,000	179,000	707	6	1979	3	NO	NO	SANDE FJORD CONDOMINIUM
95	768394	0130	6/23/2009	270,888	257,000	1,018	6	2000	3	NO	NO	SEDONA COURT CONDOMINIUM
95	769535	0100	12/30/2008	176,000	159,000	721	4	1968	3	YES	NO	SEQUOIA HOUSE CONDOMINIUM
95	771565	0120	1/8/2009	207,000	187,000	1,149	4	1978	3	YES	NO	SHANNON HEIGHTS CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
95	771565	0230	10/5/2009	279,000	272,000	1,360	4	1978	3	YES	NO	SHANNON HEIGHTS CONDOMINIUM
95	785663	0010	1/22/2008	262,000	215,000	1,087	4	2003	3	NO	NO	Somerset Knolls
95	793320	0010	11/5/2009	169,950	167,000	770	4	1980	3	NO	NO	SPRING CREEK CONDOMINIUM
95	793320	0140	3/5/2009	195,000	179,000	917	4	1980	3	NO	NO	SPRING CREEK CONDOMINIUM
95	863310	0070	4/18/2008	266,000	224,000	1,198	5	2002	3	NO	NO	THORTON CREEK
95	863310	0080	9/27/2008	245,000	215,000	991	5	2002	3	NO	NO	THORTON CREEK
95	863310	0120	10/20/2008	204,200	181,000	843	5	2002	3	NO	NO	THORTON CREEK
95	863310	0190	4/1/2009	269,000	249,000	1,101	5	2002	3	NO	NO	THORTON CREEK
95	863310	0230	4/3/2008	290,000	243,000	1,195	5	2002	3	NO	NO	THORTON CREEK
95	872420	0040	10/27/2008	158,000	140,000	596	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0050	1/12/2009	164,950	149,000	589	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0090	2/27/2008	169,950	141,000	591	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0100	10/31/2009	149,000	146,000	600	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0130	9/15/2008	169,000	148,000	587	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0140	8/21/2008	169,950	148,000	596	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0180	2/4/2009	156,000	142,000	588	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0190	6/18/2009	160,500	152,000	591	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0200	8/21/2008	160,000	139,000	600	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0240	1/23/2008	179,950	148,000	596	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0250	11/14/2008	174,950	156,000	589	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0260	5/15/2008	159,950	135,000	547	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0310	11/25/2009	205,000	203,000	812	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0320	9/18/2009	222,000	216,000	877	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0330	2/25/2008	257,250	213,000	877	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0350	4/21/2008	249,950	210,000	881	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0360	5/15/2009	195,000	183,000	748	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0370	10/10/2008	198,000	175,000	771	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0380	10/21/2009	195,000	191,000	864	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0390	6/2/2008	249,900	213,000	868	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	872420	0400	1/23/2008	184,950	152,000	600	5	1986	4	NO	NO	TUSCANY AT LAKE CITY CONDOMINIUM
95	921120	0040	11/19/2009	244,450	242,000	974	4	1999	3	NO	NO	WEDGEWOOD PLAZA CONDOMINIUM
95	921120	0050	2/5/2009	226,000	206,000	857	4	1999	3	NO	NO	WEDGEWOOD PLAZA CONDOMINIUM
100	034830	0040	3/3/2009	210,000	193,000	1,088	4	1976	3	NO	NO	B DIVISION NO. 02 CONDOMINIUM
100	034830	0210	7/29/2008	240,000	208,000	1,088	4	1976	3	NO	NO	B DIVISION NO. 02 CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
100	087010	0050	7/28/2009	220,000	211,000	1,395	4	1982	3	NO	NO	BLUERIDGE CONDOMINIUM
100	087010	0120	9/18/2009	220,000	214,000	1,371	4	1982	3	YES	NO	BLUERIDGE CONDOMINIUM
100	131045	0090	2/21/2008	239,950	199,000	1,022	4	1982	3	NO	NO	CAMBRIDGE COURT CONDOMINIUM
100	131045	0190	6/19/2008	217,000	186,000	1,022	4	1982	3	NO	NO	CAMBRIDGE COURT CONDOMINIUM
100	152870	0050	10/22/2009	211,500	207,000	967	4	1969	3	NO	NO	CHATEAU BOISE CONDOMINIUM
100	152870	0150	3/25/2008	239,950	200,000	829	4	1969	3	NO	NO	CHATEAU BOISE CONDOMINIUM
100	175565	0010	11/13/2008	246,000	219,000	1,141	4	1991	3	NO	NO	CORLISS CONDOMINIUM
100	175565	0080	9/17/2008	185,000	162,000	756	4	1991	3	YES	NO	CORLISS CONDOMINIUM
100	228511	0010	5/12/2008	189,950	161,000	719	5	1970	4	NO	NO	845 NE 125TH
100	228511	0020	1/14/2008	168,950	138,000	631	5	1970	4	NO	NO	845 NE 125TH
100	228511	0030	5/12/2008	239,950	203,000	836	5	1970	4	NO	NO	845 NE 125TH
100	228511	0040	7/9/2008	219,950	189,000	666	5	1970	4	NO	NO	845 NE 125TH
100	228511	0040	10/15/2009	169,950	166,000	666	5	1970	4	NO	NO	845 NE 125TH
100	228511	0050	1/30/2008	221,950	183,000	694	5	1970	4	NO	NO	845 NE 125TH
100	228511	0070	2/16/2008	214,000	177,000	707	5	1970	4	NO	NO	845 NE 125TH
100	228511	0080	10/3/2008	229,950	203,000	654	5	1970	4	NO	NO	845 NE 125TH
100	228511	0080	10/13/2009	167,500	164,000	654	5	1970	4	NO	NO	845 NE 125TH
100	228511	0090	1/17/2008	234,950	193,000	694	5	1970	4	NO	NO	845 NE 125TH
100	228511	0100	8/28/2008	229,950	201,000	683	5	1970	4	NO	NO	845 NE 125TH
100	228511	0110	10/6/2009	193,000	188,000	829	5	1970	4	NO	NO	845 NE 125TH
100	228511	0110	6/30/2008	241,950	208,000	829	5	1970	4	NO	NO	845 NE 125TH
100	228511	0120	1/31/2008	234,950	193,000	654	5	1970	4	NO	NO	845 NE 125TH
100	228511	0130	1/17/2008	239,950	197,000	694	5	1970	4	NO	NO	845 NE 125TH
100	228511	0150	3/10/2008	242,261	201,000	829	5	1970	4	NO	NO	845 NE 125TH
100	260798	0030	5/13/2008	220,000	186,000	785	4	1988	4	NO	NO	FORTE'
100	260798	0040	1/24/2008	198,950	163,000	638	4	1988	4	NO	NO	FORTE'
100	260798	0050	2/12/2008	259,450	214,000	857	4	1988	4	NO	NO	FORTE'
100	260798	0060	4/15/2009	242,900	226,000	959	4	1988	4	NO	NO	FORTE'
100	260798	0070	11/10/2009	222,500	219,000	908	4	1988	4	NO	NO	FORTE'
100	260798	0080	1/29/2009	210,500	192,000	792	4	1988	4	NO	NO	FORTE'
100	260798	0090	12/9/2008	247,500	222,000	842	4	1988	4	NO	NO	FORTE'
100	260798	0100	6/4/2009	218,900	206,000	853	4	1988	4	NO	NO	FORTE'
100	260798	0110	7/29/2008	176,528	153,000	635	4	1988	4	NO	NO	FORTE'
100	260798	0120	7/29/2008	162,500	141,000	569	4	1988	4	NO	NO	FORTE'

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
100	260798	0140	3/19/2009	162,000	150,000	599	4	1988	4	NO	NO	FORTE'
100	260798	0150	3/27/2008	191,634	160,000	567	4	1988	4	NO	NO	FORTE'
100	260798	0160	8/15/2008	185,000	161,000	638	4	1988	4	NO	NO	FORTE'
100	260798	0180	12/8/2009	230,000	228,000	955	4	1988	4	NO	NO	FORTE'
100	260798	0200	4/21/2008	243,950	205,000	792	4	1988	4	NO	NO	FORTE'
100	260798	0210	8/22/2008	238,950	208,000	842	4	1988	4	NO	NO	FORTE'
100	260798	0220	3/24/2008	259,950	217,000	853	4	1988	4	NO	NO	FORTE'
100	260798	0230	3/7/2008	204,950	170,000	636	4	1988	4	NO	NO	FORTE'
100	260798	0240	7/24/2008	182,200	157,000	569	4	1988	4	NO	NO	FORTE'
100	260798	0250	3/20/2008	199,950	167,000	613	4	1988	4	NO	NO	FORTE'
100	260798	0270	8/27/2008	175,000	153,000	586	4	1988	4	NO	NO	FORTE'
100	260798	0280	11/25/2008	165,000	148,000	586	4	1988	4	NO	NO	FORTE'
100	260798	0310	5/21/2009	169,950	160,000	564	4	1988	4	NO	NO	FORTE'
100	260798	0320	7/30/2008	193,000	167,000	638	4	1988	4	NO	NO	FORTE'
100	260798	0340	9/16/2009	230,000	223,000	959	4	1988	4	NO	NO	FORTE'
100	260798	0370	7/23/2008	262,000	226,000	839	4	1988	4	NO	NO	FORTE'
100	260798	0380	4/23/2008	278,000	234,000	853	4	1988	4	NO	NO	FORTE'
100	260798	0390	1/24/2008	210,000	172,000	636	4	1988	4	NO	NO	FORTE'
100	260798	0400	6/6/2008	190,000	162,000	569	4	1988	4	NO	NO	FORTE'
100	260798	0410	8/10/2009	165,000	159,000	613	4	1988	4	NO	NO	FORTE'
100	260798	0420	12/10/2009	214,950	214,000	782	4	1988	4	NO	NO	FORTE'
100	260798	0430	10/13/2008	178,750	158,000	586	4	1988	4	NO	NO	FORTE'
100	260798	0440	8/15/2008	180,000	156,000	586	4	1988	4	NO	NO	FORTE'
100	260798	0460	10/28/2009	173,000	170,000	601	4	1988	4	NO	NO	FORTE'
100	260798	0470	11/20/2009	165,000	163,000	624	4	1988	4	NO	NO	FORTE'
100	260798	0480	10/28/2009	179,950	177,000	621	4	1988	4	NO	NO	FORTE'
100	260798	0490	8/8/2008	207,000	180,000	628	4	1988	4	NO	NO	FORTE'
100	260798	0500	1/24/2008	359,000	295,000	1,203	4	1988	4	NO	NO	FORTE'
100	295240	0050	3/10/2008	200,000	166,000	726	4	1974	3	NO	NO	GUILLEMOT CONDOMINIUM
100	303360	0040	11/24/2008	134,950	121,000	483	4	1968	3	NO	NO	HALLER LAKE CONDOMINIUM
100	313090	0030	12/8/2008	190,000	170,000	648	4	1990	3	NO	NO	HARRISON COURT CONDOMINIUM
100	313090	0100	8/13/2008	268,000	233,000	840	4	1990	3	NO	NO	HARRISON COURT CONDOMINIUM
100	313090	0240	9/29/2009	228,000	222,000	880	4	1990	3	NO	NO	HARRISON COURT CONDOMINIUM
100	313090	0350	6/4/2009	183,000	173,000	648	4	1990	3	NO	NO	HARRISON COURT CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
100	313090	0430	5/19/2008	196,000	166,000	648	4	1990	3	NO	NO	HARRISON COURT CONDOMINIUM
100	313090	0450	4/27/2009	231,500	216,000	880	4	1990	3	NO	NO	HARRISON COURT CONDOMINIUM
100	313090	0560	10/4/2008	262,000	231,000	880	4	1990	3	NO	NO	HARRISON COURT CONDOMINIUM
100	313090	0590	6/3/2008	240,000	204,000	880	4	1990	3	NO	NO	HARRISON COURT CONDOMINIUM
100	330420	0030	10/6/2008	255,000	225,000	1,110	4	1984	3	NO	NO	HIGHLANDS NORTH THE CONDOMINIUM
100	330420	0080	6/25/2008	279,000	239,000	1,152	4	1984	3	NO	NO	HIGHLANDS NORTH THE CONDOMINIUM
100	330420	0190	3/10/2008	275,000	229,000	1,110	4	1984	3	NO	NO	HIGHLANDS NORTH THE CONDOMINIUM
100	508785	0040	5/8/2008	240,000	203,000	757	4	1999	3	NO	NO	MAPLE COURT SEATTLE CONDOMINIUM
100	508785	0070	2/1/2008	314,000	258,000	951	4	1999	3	NO	NO	MAPLE COURT SEATTLE CONDOMINIUM
100	508785	0110	6/27/2008	229,000	196,000	715	4	1999	3	NO	NO	MAPLE COURT SEATTLE CONDOMINIUM
100	546830	0120	10/24/2008	140,000	124,000	560	4	1979	3	NO	NO	MERIDIAN 106 CONDOS CONDOMINIUM
100	546830	0270	12/17/2009	184,950	184,000	735	4	1979	3	NO	NO	MERIDIAN 106 CONDOS CONDOMINIUM
100	609420	0150	11/18/2009	199,950	198,000	931	5	1983	3	NO	NO	9800 ROOSEVELT CONDOMINIUM
100	617380	0020	7/15/2008	199,950	172,000	493	4	2000	3	NO	NO	NORTHGATE PARK VISTA
100	617380	0060	10/29/2009	169,000	166,000	493	4	2000	3	NO	NO	NORTHGATE PARK VISTA
100	617380	0090	5/1/2008	267,000	225,000	791	4	2000	3	NO	NO	NORTHGATE PARK VISTA
100	617390	0070	2/20/2008	197,500	163,000	830	4	1979	3	NO	NO	NORTHGATE PLAZA CONDOMINIUM
100	617390	0130	1/22/2008	220,000	181,000	1,125	4	1979	3	NO	NO	NORTHGATE PLAZA CONDOMINIUM
100	617390	0170	5/29/2008	225,000	191,000	1,125	4	1979	3	NO	NO	NORTHGATE PLAZA CONDOMINIUM
100	617390	0200	1/2/2009	185,000	167,000	776	4	1979	3	NO	NO	NORTHGATE PLAZA CONDOMINIUM
100	617390	0300	2/24/2009	163,000	149,000	744	4	1979	3	NO	NO	NORTHGATE PLAZA CONDOMINIUM
100	617390	0410	9/9/2008	180,000	158,000	776	4	1979	3	NO	NO	NORTHGATE PLAZA CONDOMINIUM
100	617390	0550	11/14/2008	196,783	175,000	1,125	4	1979	3	NO	NO	NORTHGATE PLAZA CONDOMINIUM
100	617390	0810	6/4/2008	194,000	165,000	776	4	1979	3	NO	NO	NORTHGATE PLAZA CONDOMINIUM
100	617430	0170	7/17/2008	229,000	197,000	970	4	1984	3	NO	NO	NORTHGATE VILLA CONDOMINIUM
100	617430	0190	9/2/2009	169,950	164,000	744	4	1984	3	NO	NO	NORTHGATE VILLA CONDOMINIUM
100	617430	0280	8/20/2008	179,500	156,000	744	4	1984	3	NO	NO	NORTHGATE VILLA CONDOMINIUM
100	617430	0740	11/20/2008	209,000	187,000	970	4	1984	3	NO	NO	NORTHGATE VILLA CONDOMINIUM
100	617430	0800	5/30/2008	182,500	155,000	744	4	1984	3	NO	NO	NORTHGATE VILLA CONDOMINIUM
100	617430	0960	11/20/2008	185,000	165,000	744	4	1984	3	NO	NO	NORTHGATE VILLA CONDOMINIUM
100	617430	1180	4/22/2009	212,000	198,000	970	4	1984	3	NO	NO	NORTHGATE VILLA CONDOMINIUM
100	617430	1210	11/11/2009	162,500	160,000	744	4	1984	3	NO	NO	NORTHGATE VILLA CONDOMINIUM
100	617480	0070	3/2/2009	192,500	177,000	1,184	4	1979	3	NO	NO	NORTHGATE WEST CONDOMINIUM
100	617480	0370	6/19/2008	208,000	178,000	1,184	4	1979	3	NO	NO	NORTHGATE WEST CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
100	617480	0410	3/15/2008	200,000	167,000	1,184	4	1979	3	NO	NO	NORTHGATE WEST CONDOMINIUM
100	617480	0530	12/2/2009	196,000	194,000	1,184	4	1979	3	NO	NO	NORTHGATE WEST CONDOMINIUM
100	617480	0610	11/20/2008	210,300	188,000	1,184	4	1979	3	NO	NO	NORTHGATE WEST CONDOMINIUM
100	617480	0630	3/11/2008	240,000	200,000	1,184	4	1979	3	NO	NO	NORTHGATE WEST CONDOMINIUM
100	636390	0030	5/12/2008	185,000	157,000	755	4	1968	4	NO	NO	OLIVE BRANCH, THE CONDOMINIUM
100	664855	0170	8/7/2008	267,500	232,000	1,073	5	1979	4	NO	NO	PARK MERIDIAN CONDOMINIUM
100	664855	0300	4/7/2009	199,000	185,000	696	5	1979	4	NO	NO	PARK MERIDIAN CONDOMINIUM
100	664855	0350	5/2/2008	290,000	245,000	1,200	5	1979	4	NO	NO	PARK MERIDIAN CONDOMINIUM
100	664855	0690	8/24/2009	190,000	183,000	696	5	1979	4	NO	NO	PARK MERIDIAN CONDOMINIUM
100	670150	0060	3/27/2008	209,950	175,000	559	4	1999	3	NO	NO	PEGASUS COURT CONDOMINIUM
100	670150	0070	6/4/2008	244,000	208,000	871	4	1999	3	NO	NO	PEGASUS COURT CONDOMINIUM
100	670150	0210	6/19/2009	218,000	206,000	828	4	1999	3	NO	NO	PEGASUS COURT CONDOMINIUM
100	670150	0240	6/9/2008	203,000	173,000	559	4	1999	3	NO	NO	PEGASUS COURT CONDOMINIUM
100	670150	0250	5/22/2008	267,500	227,000	832	4	1999	3	NO	NO	PEGASUS COURT CONDOMINIUM
100	802980	0180	6/11/2008	240,000	205,000	888	4	2000	3	NO	NO	STONE VIEW COURT
100	889980	0040	1/3/2008	169,950	139,000	554	4	1988	3	NO	NO	VICTORIAN THE CONDOMINIUM
100	889980	0230	8/25/2008	162,000	141,000	554	4	1988	3	NO	NO	VICTORIAN THE CONDOMINIUM
100	889980	0240	11/24/2009	142,000	141,000	554	4	1988	3	NO	NO	VICTORIAN THE CONDOMINIUM
100	889980	0270	2/10/2009	145,000	132,000	524	4	1988	3	NO	NO	VICTORIAN THE CONDOMINIUM
100	889980	0370	6/13/2008	155,000	132,000	591	4	1988	3	YES	NO	VICTORIAN THE CONDOMINIUM
100	889980	0390	8/6/2009	147,000	141,000	554	4	1988	3	YES	NO	VICTORIAN THE CONDOMINIUM
100	889980	0520	8/20/2009	193,000	186,000	822	4	1988	3	NO	NO	VICTORIAN THE CONDOMINIUM
100	929000	0010	8/24/2009	223,000	215,000	1,115	4	1979	3	NO	NO	WESTBURY TERRACE CONDOMINIUM
100	929000	0110	7/1/2008	249,950	215,000	1,115	4	1979	3	YES	NO	WESTBURY TERRACE CONDOMINIUM
100	929000	0170	8/18/2008	276,000	240,000	1,097	4	1979	3	YES	NO	WESTBURY TERRACE CONDOMINIUM
100	929000	0230	8/12/2009	240,000	231,000	1,115	4	1979	3	YES	NO	WESTBURY TERRACE CONDOMINIUM
100	929000	0360	4/10/2009	269,000	250,000	1,210	4	1979	3	YES	NO	WESTBURY TERRACE CONDOMINIUM
100	947580	0040	8/3/2009	187,500	180,000	767	5	1979	3	NO	NO	WINDSONG CONDOMINIUM
100	947580	0090	8/13/2009	239,000	230,000	1,129	5	1979	3	YES	NO	WINDSONG CONDOMINIUM
105	026752	0100	5/13/2008	300,000	254,000	1,145	4	1976	3	YES	NO	ARIA CONDOMINIUM
105	032300	0040	8/25/2009	200,000	193,000	648	5	1988	4	NO	NO	AVAVIEW
105	032300	0050	10/23/2008	239,990	213,000	644	5	1988	4	NO	NO	AVAVIEW
105	032300	0080	4/30/2009	245,000	229,000	647	5	1988	4	NO	NO	AVAVIEW
105	032300	0090	7/24/2008	251,000	217,000	644	5	1988	4	NO	NO	AVAVIEW

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
105	032300	0110	6/20/2008	317,000	271,000	736	5	1988	4	NO	NO	AVAVIEW
105	135523	0010	8/26/2008	262,500	229,000	769	4	1953	5	NO	NO	CARKEEK PARK
105	135523	0020	11/4/2008	262,000	233,000	769	4	1953	5	NO	NO	CARKEEK PARK
105	135523	0040	8/26/2008	150,708	131,000	368	4	1953	5	NO	NO	CARKEEK PARK
105	135523	0060	8/22/2008	139,000	121,000	383	4	1953	5	NO	NO	CARKEEK PARK
105	228545	0030	4/3/2008	305,000	255,000	1,255	5	1980	3	NO	NO	8501 THE CONDOMINIUM
105	228545	0110	8/19/2009	249,900	241,000	1,259	5	1980	3	NO	NO	8501 THE CONDOMINIUM
105	228545	0120	12/8/2009	262,000	260,000	1,398	5	1980	3	NO	NO	8501 THE CONDOMINIUM
105	395668	0030	12/9/2009	260,000	258,000	911	4	1966	3	NO	NO	LA VIDA CONDOMINIUM
105	721070	0030	6/24/2008	268,265	230,000	900	4	1998	3	NO	NO	REGAL CREST CONDOMINIUM
105	787300	0180	10/12/2009	265,000	259,000	1,213	6	1981	3	YES	NO	SOUND VIEW WEST CONDOMINIUM
105	787300	0320	6/24/2008	317,950	272,000	1,179	6	1981	3	YES	NO	SOUND VIEW WEST CONDOMINIUM
115	009750	0020	5/26/2009	282,000	265,000	818	6	1980	3	NO	NO	ALBION PLACE CONDOMINIUM
115	009750	0030	5/20/2009	242,500	228,000	822	6	1980	3	NO	NO	ALBION PLACE CONDOMINIUM
115	009750	0040	5/16/2008	320,000	271,000	930	6	1980	3	NO	NO	ALBION PLACE CONDOMINIUM
115	009750	0070	4/14/2008	282,000	237,000	835	6	1980	3	YES	NO	ALBION PLACE CONDOMINIUM
115	024270	0010	9/9/2009	290,000	281,000	917	4	1997	3	YES	NO	ANNIE'S GARDEN CONDOMINIUM
115	082950	0210	1/26/2009	270,000	246,000	631	4	1987	3	NO	NO	BISCAYNE CONDOMINIUM
115	082950	0310	7/11/2008	300,000	258,000	749	4	1987	3	NO	NO	BISCAYNE CONDOMINIUM
115	108540	0020	1/10/2008	182,000	149,000	448	4	1988	3	NO	NO	BRIDGE WATER WEST CONDOMINIUM
115	159480	0010	7/17/2008	375,000	323,000	889	4	1991	3	NO	NO	CITY LANES CONDOMINIUM
115	165800	0090	12/3/2008	204,000	183,000	595	4	2002	3	NO	NO	COBRIZO CONDOMINIUM
115	165800	0130	11/3/2009	273,000	269,000	1,131	4	2002	3	NO	NO	COBRIZO CONDOMINIUM
115	165800	0220	6/19/2009	192,000	182,000	595	4	2002	3	NO	NO	COBRIZO CONDOMINIUM
115	165800	0300	3/13/2008	180,000	150,000	398	4	2002	3	YES	NO	COBRIZO CONDOMINIUM
115	165800	0360	3/23/2009	210,000	194,000	595	4	2002	3	YES	NO	COBRIZO CONDOMINIUM
115	219860	0020	8/25/2008	257,500	224,000	615	5	2002	3	NO	NO	EASTERN CROSSING
115	288785	0020	12/31/2008	170,000	154,000	439	4	1984	3	NO	NO	GREEN LAKE TOWNHOUSES CONDOMINIUM
115	360900	0020	4/14/2008	208,000	175,000	540	4	1987	3	NO	NO	IRELAND CONDOMINIUM
115	360900	0150	9/2/2008	312,000	273,000	716	4	1987	3	YES	NO	IRELAND CONDOMINIUM
115	414850	0050	6/23/2009	200,200	190,000	518	4	1989	3	YES	NO	LAKEVIEW NORTH CONDOMINIUM
115	414850	0090	5/21/2008	210,000	178,000	525	4	1989	3	YES	NO	LAKEVIEW NORTH CONDOMINIUM
115	414850	0140	3/28/2008	289,500	242,000	796	4	1989	3	YES	NO	LAKEVIEW NORTH CONDOMINIUM
115	418018	0070	8/17/2009	255,000	245,000	891	6	1999	3	NO	NO	LANDINGS LAKE UNION CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
115	418018	0100	4/16/2009	260,000	242,000	737	6	1999	3	YES	NO	LANDINGS LAKE UNION CONDOMINIUM
115	445850	0140	7/28/2009	322,000	308,000	1,013	5	2004	3	NO	NO	Lucas Place Condominium
115	614790	0330	4/14/2008	292,500	246,000	715	6	1993	3	NO	NO	NORTH POINTE CONDOMINIUM
115	617790	0090	12/2/2009	299,000	297,000	873	4	1989	3	YES	NO	NORTHLAKE CONDOMINIUM
115	664118	0080	9/3/2008	285,000	249,000	758	4	1961	3	NO	NO	PARK AVENUE NORTH
115	721210	0040	5/6/2009	319,950	299,000	778	5	2002	3	NO	NO	REGATA CONDOMINIUM
115	721210	0080	5/12/2009	265,000	248,000	635	5	2002	3	NO	NO	REGATA CONDOMINIUM
115	721210	0100	1/22/2009	440,000	400,000	1,137	5	2002	3	NO	NO	REGATA CONDOMINIUM
115	721210	0150	12/28/2009	460,000	459,000	1,234	5	2002	3	YES	NO	REGATA CONDOMINIUM
115	721210	0170	8/4/2009	262,500	252,000	648	5	2002	3	NO	NO	REGATA CONDOMINIUM
115	721210	0320	5/13/2009	390,000	365,000	1,039	5	2002	3	YES	NO	REGATA CONDOMINIUM
115	721210	0470	6/10/2008	269,900	230,000	535	5	2002	3	NO	NO	REGATA CONDOMINIUM
115	721210	0660	4/14/2009	250,000	232,000	554	5	2002	3	NO	NO	REGATA CONDOMINIUM
115	802940	0070	10/4/2008	270,000	238,000	757	5	2001	3	NO	NO	STONE BLOSSOM
115	856680	0070	6/29/2009	410,000	389,000	1,079	4	2005	3	NO	NO	Tavona Condominium, Unit C - 3
115	856680	0320	5/12/2008	259,950	220,000	561	4	2005	3	YES	NO	Tavona Condominium, Unit C - 3
115	856680	0360	10/20/2009	265,000	260,000	707	4	2005	3	YES	NO	Tavona Condominium, Unit C - 3
115	856680	0540	2/13/2008	240,000	198,000	488	4	2005	3	NO	NO	Tavona Condominium, Unit C - 3
115	860280	0030	3/28/2008	322,000	269,000	989	4	1991	3	NO	NO	3912 MIDVALE
115	860280	0040	6/20/2008	315,000	270,000	1,040	4	1991	3	NO	NO	3912 MIDVALE
115	860280	0050	6/4/2008	349,950	298,000	989	4	1991	3	YES	NO	3912 MIDVALE
115	860280	0060	6/20/2008	330,000	282,000	1,040	4	1991	3	YES	NO	3912 MIDVALE
115	860320	0010	1/9/2008	255,950	209,000	564	4	1989	3	NO	NO	3615 WHITMAN
115	860320	0020	2/20/2008	337,000	279,000	987	4	1989	3	YES	NO	3615 WHITMAN
115	860320	0030	2/13/2008	329,950	272,000	955	4	1989	3	YES	NO	3615 WHITMAN
115	860320	0040	2/13/2008	299,000	247,000	881	4	1989	3	NO	NO	3615 WHITMAN
115	860320	0050	2/13/2008	355,000	293,000	987	4	1989	3	YES	NO	3615 WHITMAN
115	860320	0060	3/7/2008	330,000	274,000	955	4	1989	3	YES	NO	3615 WHITMAN
115	860320	0070	2/20/2008	299,950	248,000	881	4	1989	3	NO	NO	3615 WHITMAN
115	860320	0080	2/20/2008	399,950	331,000	987	4	1989	3	YES	NO	3615 WHITMAN
115	860320	0100	5/29/2008	334,900	285,000	993	4	1989	3	YES	NO	3615 WHITMAN
115	913400	0070	12/18/2008	187,000	168,000	446	4	1985	3	NO	NO	WALLINGFORD COURT CONDOMINIUM
115	913400	0180	9/19/2008	175,000	154,000	392	4	1985	3	NO	NO	WALLINGFORD COURT CONDOMINIUM
115	913490	0010	7/10/2008	239,950	206,000	572	4	1986	4	NO	NO	WALLINGFORD VISTA

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
115	913490	0020	5/21/2008	245,000	208,000	617	4	1986	4	NO	NO	WALLINGFORD VISTA
115	913490	0030	4/3/2008	258,950	217,000	626	4	1986	4	NO	NO	WALLINGFORD VISTA
115	913490	0040	4/10/2008	264,950	222,000	626	4	1986	4	NO	NO	WALLINGFORD VISTA
115	913490	0050	6/26/2008	274,950	236,000	626	4	1986	4	NO	NO	WALLINGFORD VISTA
115	913490	0070	4/14/2008	294,950	248,000	626	4	1986	4	YES	NO	WALLINGFORD VISTA
115	913490	0080	8/20/2008	402,500	350,000	1,140	4	1986	4	YES	NO	WALLINGFORD VISTA
115	919540	0120	4/11/2008	435,000	365,000	1,315	6	1984	3	YES	NO	WATERFORD PLACE CONDOMINIUM
115	937600	0020	10/27/2008	249,950	222,000	725	6	1984	3	YES	NO	WHITMAN PLACE CONDOMINIUM
115	937600	0210	7/13/2009	210,000	200,000	568	6	1984	3	NO	NO	WHITMAN PLACE CONDOMINIUM
115	937670	0020	6/9/2008	365,000	311,000	1,126	4	1980	3	YES	NO	WHITMAN VISTA CONDOMINIUM
115	937670	0140	3/18/2009	336,050	310,000	1,346	4	1980	3	YES	NO	WHITMAN VISTA CONDOMINIUM
125	117295	0030	10/5/2009	360,000	351,000	1,390	4	1998	3	NO	NO	BRYANT VIEW CONDOMINIUM
125	179080	0190	7/23/2009	209,000	200,000	667	5	1985	3	NO	NO	COURT AT SANDPOINTE CONDOMINIUM
125	179080	0340	4/16/2008	263,950	222,000	661	5	1985	3	NO	NO	COURT AT SANDPOINTE CONDOMINIUM
125	318270	0010	6/19/2009	299,900	284,000	1,052	5	1966	4	NO	NO	HAWTHORNE HOUSE
125	318270	0030	6/1/2009	345,000	325,000	1,052	5	1966	4	NO	NO	HAWTHORNE HOUSE
125	318270	0050	12/5/2008	386,900	347,000	1,079	5	1966	4	NO	NO	HAWTHORNE HOUSE
125	318270	0060	6/29/2009	299,900	285,000	950	5	1966	4	NO	NO	HAWTHORNE HOUSE
125	318270	0100	9/24/2009	299,000	291,000	950	5	1966	4	NO	NO	HAWTHORNE HOUSE
125	318270	0120	9/16/2009	322,500	313,000	990	5	1966	4	NO	NO	HAWTHORNE HOUSE
125	318270	0140	10/21/2009	333,000	326,000	950	5	1966	4	NO	NO	HAWTHORNE HOUSE
125	318290	0060	4/22/2008	510,000	429,000	1,853	6	1979	3	NO	NO	HAWTHORNE PLACE CONDOMINIUM
125	421450	0050	4/15/2009	239,000	222,000	631	6	1987	3	NO	NO	LAUREL COURT CONDOMINIUM
125	421450	0110	4/27/2009	329,000	307,000	1,008	6	1987	3	NO	NO	LAUREL COURT CONDOMINIUM
125	421690	0060	5/20/2009	255,000	239,000	885	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0080	1/8/2009	212,000	192,000	600	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0090	5/14/2008	210,000	178,000	600	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0100	5/19/2008	242,000	205,000	600	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0110	3/4/2008	269,500	224,000	885	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0190	5/6/2009	287,500	269,000	885	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0200	6/10/2009	280,000	264,000	885	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0220	6/12/2009	189,000	179,000	605	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0280	1/22/2009	210,000	191,000	605	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0630	6/5/2009	190,000	179,000	605	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
125	421690	0710	9/17/2008	228,000	200,000	605	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0780	2/4/2008	293,000	241,000	880	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0800	12/21/2009	233,000	232,000	880	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421690	0810	4/17/2009	262,000	244,000	865	3	1949	4	NO	NO	LAURELCREST RESIDENTIAL PARK CONDOMINIUM
125	421790	0250	10/8/2008	335,000	296,000	1,157	6	1968	4	YES	NO	LAURELHURST CONDOMINIUM
125	421790	0260	8/6/2008	335,000	290,000	1,281	6	1968	4	YES	NO	LAURELHURST CONDOMINIUM
125	421790	0310	8/4/2008	460,000	399,000	1,588	6	1968	4	YES	NO	LAURELHURST CONDOMINIUM
125	421790	0480	5/22/2009	337,500	317,000	1,184	6	1968	4	YES	NO	LAURELHURST CONDOMINIUM
125	421790	0530	1/15/2009	349,950	317,000	1,188	6	1968	4	YES	NO	LAURELHURST CONDOMINIUM
125	422070	0330	1/15/2008	239,000	196,000	712	4	1949	3	NO	NO	LAURELON TERRACE CONDOMINIUM
125	422070	0450	6/22/2009	213,000	202,000	712	4	1949	3	NO	NO	LAURELON TERRACE CONDOMINIUM
125	504500	0090	9/19/2008	199,000	175,000	525	5	1979	3	NO	NO	MAGNUSON POINTE CONDOMINIUM HOMES
125	504500	0330	4/10/2009	216,600	201,000	739	5	1979	3	NO	NO	MAGNUSON POINTE CONDOMINIUM HOMES
125	504500	0510	9/30/2009	280,000	273,000	1,024	5	1979	3	YES	NO	MAGNUSON POINTE CONDOMINIUM HOMES
125	504500	0580	9/3/2008	225,000	197,000	769	5	1979	3	NO	NO	MAGNUSON POINTE CONDOMINIUM HOMES
125	504500	0610	9/14/2009	205,000	199,000	769	5	1979	3	NO	NO	MAGNUSON POINTE CONDOMINIUM HOMES
125	504500	0620	3/21/2008	242,500	202,000	769	5	1979	3	NO	NO	MAGNUSON POINTE CONDOMINIUM HOMES
125	504500	0800	7/9/2008	345,000	297,000	1,015	5	1979	3	NO	NO	MAGNUSON POINTE CONDOMINIUM HOMES
125	666640	0270	2/8/2008	442,000	364,000	1,668	6	1974	4	NO	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	0300	7/28/2009	447,000	428,000	2,155	6	1974	4	YES	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	0340	8/14/2008	440,000	382,000	1,878	6	1974	4	NO	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	0500	11/25/2009	365,000	361,000	1,761	6	1974	4	YES	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	0530	4/26/2008	520,000	438,000	1,761	6	1974	4	YES	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	0680	8/6/2008	315,000	273,000	1,116	6	1974	4	YES	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	0690	11/20/2009	285,000	282,000	1,245	6	1974	4	YES	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	0700	6/15/2009	325,000	307,000	1,245	6	1974	4	YES	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	0830	8/24/2009	385,000	371,000	1,893	6	1974	4	NO	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	0850	8/13/2009	424,000	408,000	1,893	6	1974	4	NO	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	1020	6/19/2008	350,000	299,000	1,360	6	1974	4	NO	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	1230	3/21/2008	440,000	367,000	1,554	6	1974	4	NO	NO	PARKPOINT PHASE I CONDOMINIUM
125	666640	1280	3/10/2009	350,000	322,000	1,661	6	1974	4	NO	NO	PARKPOINT PHASE I CONDOMINIUM
125	755660	0030	9/25/2008	315,000	277,000	1,656	4	1972	3	NO	NO	SANDPOINTER CONDOMINIUM
125	755660	0080	8/10/2009	315,000	303,000	1,656	4	1972	3	NO	NO	SANDPOINTER CONDOMINIUM
125	755660	0160	2/15/2008	334,000	276,000	1,332	4	1972	3	NO	NO	SANDPOINTER CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
125	755660	0250	6/29/2009	338,000	321,000	1,823	4	1972	3	NO	NO	SANDPOINTER CONDOMINIUM
125	755660	0400	3/27/2009	311,000	288,000	1,656	4	1972	3	NO	NO	SANDPOINTER CONDOMINIUM
125	755660	0420	7/10/2008	359,000	309,000	1,823	4	1972	3	NO	NO	SANDPOINTER CONDOMINIUM
125	755660	0430	10/15/2008	334,500	296,000	1,823	4	1972	3	NO	NO	SANDPOINTER CONDOMINIUM
125	755660	0470	9/4/2009	307,500	297,000	1,656	4	1972	3	YES	NO	SANDPOINTER CONDOMINIUM
125	755660	0490	8/20/2009	326,000	314,000	1,656	4	1972	3	NO	NO	SANDPOINTER CONDOMINIUM
125	755660	0650	6/9/2009	325,000	307,000	1,656	4	1972	3	NO	NO	SANDPOINTER CONDOMINIUM
125	755660	0700	7/24/2008	349,900	302,000	1,949	4	1972	3	NO	NO	SANDPOINTER CONDOMINIUM
125	755680	0020	6/8/2009	198,650	188,000	624	4	1977	3	NO	NO	SANDPIPER THE CONDOMINIUM
125	755680	0080	7/21/2008	225,000	194,000	776	4	1977	3	NO	NO	SANDPIPER THE CONDOMINIUM
125	755680	0110	6/2/2008	253,000	215,000	877	4	1977	3	NO	NO	SANDPIPER THE CONDOMINIUM
125	755680	0120	10/22/2009	183,000	179,000	649	4	1977	3	NO	NO	SANDPIPER THE CONDOMINIUM
125	755680	0130	5/26/2009	265,000	249,000	849	4	1977	3	NO	NO	SANDPIPER THE CONDOMINIUM
125	755680	0260	6/20/2008	248,500	213,000	838	4	1977	3	NO	NO	SANDPIPER THE CONDOMINIUM
125	755680	0310	11/10/2009	245,000	241,000	849	4	1977	3	YES	NO	SANDPIPER THE CONDOMINIUM
125	755680	0880	10/12/2009	235,000	230,000	850	4	1977	3	NO	NO	SANDPIPER THE CONDOMINIUM
125	769850	0100	10/5/2009	180,000	176,000	696	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	0200	10/12/2009	173,000	169,000	702	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	0210	4/22/2008	211,000	178,000	690	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	0220	6/6/2008	219,000	187,000	702	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	0270	4/23/2008	215,000	181,000	691	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	0450	4/30/2009	184,550	172,000	706	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	0910	4/8/2008	265,000	222,000	982	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	1020	10/22/2008	200,000	177,000	706	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	1030	6/15/2009	185,000	175,000	702	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	1050	7/21/2008	230,000	198,000	707	4	1970	3	YES	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	1060	7/22/2009	190,000	182,000	700	4	1970	3	YES	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	1250	4/30/2009	207,000	193,000	703	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	1340	5/21/2008	248,000	210,000	986	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	1440	10/17/2008	222,500	197,000	670	4	1970	3	YES	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	1470	3/30/2009	263,000	243,000	995	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	769850	1500	9/17/2008	216,000	189,000	704	4	1970	3	NO	NO	SEVENTY-O-ONE CONDOMINIUM
125	798200	0020	8/12/2009	479,000	460,000	1,618	6	2006	3	YES	NO	STATIONHOUSE CONDOMINIUM
125	893570	0140	9/28/2009	225,000	219,000	877	4	1969	3	YES	NO	VIEW RIDGE VISTA CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
125	947350	0010	9/2/2009	301,000	291,000	1,152	6	1981	3	NO	NO	WINDERMERE NORTH CONDOMINIUM
125	947350	0110	4/13/2009	230,000	214,000	831	6	1981	3	NO	NO	WINDERMERE NORTH CONDOMINIUM
125	947350	0190	10/7/2009	220,000	215,000	831	6	1981	3	NO	NO	WINDERMERE NORTH CONDOMINIUM
125	947350	0210	1/15/2008	257,050	211,000	831	6	1981	3	YES	NO	WINDERMERE NORTH CONDOMINIUM
125	947350	0220	9/23/2009	252,000	245,000	831	6	1981	3	YES	NO	WINDERMERE NORTH CONDOMINIUM
125	947350	0240	8/25/2009	205,000	198,000	831	6	1981	3	YES	NO	WINDERMERE NORTH CONDOMINIUM
125	947350	0260	6/22/2009	280,000	265,000	1,152	6	1981	3	YES	NO	WINDERMERE NORTH CONDOMINIUM
125	947350	0270	10/1/2009	394,200	384,000	2,000	6	1981	3	NO	NO	WINDERMERE NORTH CONDOMINIUM
125	947350	0310	4/22/2008	285,000	240,000	831	6	1981	3	NO	NO	WINDERMERE NORTH CONDOMINIUM
125	947400	0120	5/12/2008	350,000	296,000	1,256	4	1963	3	YES	NO	WINDERMERE VISTA CONDOMINIUM
130	016220	0050	2/8/2008	244,950	202,000	581	4	1987	3	NO	NO	ALLEN PLACE CONDOMINIUM
130	016220	0160	6/23/2009	239,000	227,000	820	4	1987	3	NO	NO	ALLEN PLACE CONDOMINIUM
130	034700	0010	3/18/2009	195,000	180,000	604	5	1988	3	NO	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0050	6/16/2009	157,500	149,000	448	5	1988	3	NO	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0060	1/30/2009	195,000	178,000	584	5	1988	3	NO	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0070	1/14/2009	290,000	263,000	953	5	1988	3	NO	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0080	5/5/2009	200,000	187,000	542	5	1988	3	NO	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0090	5/12/2008	384,500	325,000	995	5	1988	3	NO	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0140	4/7/2008	262,500	220,000	598	5	1988	3	NO	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0160	3/24/2008	384,950	321,000	1,007	5	1988	3	NO	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0220	9/10/2009	180,000	174,000	464	5	1988	3	NO	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0230	5/6/2009	295,500	276,000	1,010	5	1988	3	NO	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0240	5/20/2009	294,000	276,000	1,010	5	1988	3	YES	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0290	7/17/2009	180,000	172,000	464	5	1988	3	YES	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	034700	0300	5/13/2009	307,210	288,000	1,010	5	1988	3	YES	NO	AZUL FLATS IN FREMONT CONDOMINIUM
130	100450	0120	6/6/2008	315,000	268,000	810	4	1990	3	YES	NO	BOWDOIN PLACE CONDOMINIUM
130	100450	0200	2/5/2009	255,000	233,000	756	4	1990	3	NO	NO	BOWDOIN PLACE CONDOMINIUM
130	260783	0030	10/19/2009	299,000	293,000	1,137	4	1965	3	NO	NO	4324 PHINNEY AVE N CONDOMINIUM
130	260783	0050	9/11/2009	232,000	225,000	809	4	1965	3	NO	NO	4324 PHINNEY AVE N CONDOMINIUM
130	260789	0020	7/22/2009	335,000	320,000	1,168	6	2006	3	NO	NO	4217 FREMONT AVE NORTH CONDOMINIUM
130	262501	0040	8/25/2009	399,000	385,000	1,285	4	2000	3	NO	NO	FRANCIS AVENUE TOWNHOMES II
130	264640	0080	8/29/2008	400,000	349,000	1,048	4	1996	3	YES	NO	FREMONT TERRACE CONDOMINIUM
130	264660	0090	8/28/2008	292,000	255,000	921	4	1979	3	NO	NO	FREMONT VISTA CONDOMINIUM
130	292450	0060	5/16/2008	322,000	273,000	830	6	1969	3	YES	NO	GREENWOOD WEST CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
130	311062	0020	3/21/2008	231,700	193,000	650	4	1988	3	NO	NO	HARBOR LIGHTS WEST CONDOMINIUM
130	311062	0030	10/8/2009	275,000	269,000	800	4	1988	3	YES	NO	HARBOR LIGHTS WEST CONDOMINIUM
130	311062	0100	2/21/2008	232,800	193,000	650	4	1988	3	YES	NO	HARBOR LIGHTS WEST CONDOMINIUM
130	311062	0170	4/21/2008	190,000	160,000	650	4	1988	3	NO	NO	HARBOR LIGHTS WEST CONDOMINIUM
130	311062	0180	2/19/2008	285,000	236,000	800	4	1988	3	YES	NO	HARBOR LIGHTS WEST CONDOMINIUM
130	311062	0260	10/21/2009	277,000	272,000	800	4	1988	3	YES	NO	HARBOR LIGHTS WEST CONDOMINIUM
130	437800	0010	9/11/2008	239,990	210,000	512	4	1961	3	NO	NO	LIVE FREMONT
130	437800	0020	2/26/2008	252,780	209,000	523	4	1961	3	NO	NO	LIVE FREMONT
130	437800	0030	7/17/2009	230,000	219,000	523	4	1961	3	NO	NO	LIVE FREMONT
130	437800	0040	8/27/2008	249,097	217,000	523	4	1961	3	NO	NO	LIVE FREMONT
130	437800	0050	3/18/2008	374,000	312,000	913	4	1961	3	NO	NO	LIVE FREMONT
130	437800	0070	1/13/2009	235,000	213,000	529	4	1961	3	NO	NO	LIVE FREMONT
130	437800	0110	9/11/2008	254,990	223,000	523	4	1961	3	NO	NO	LIVE FREMONT
130	437800	0150	2/7/2008	265,000	218,000	529	4	1961	3	NO	NO	LIVE FREMONT
130	437800	0190	3/6/2008	268,000	223,000	618	4	1961	3	NO	NO	LIVE FREMONT
130	785430	0060	7/10/2008	450,000	387,000	1,281	6	2001	3	NO	NO	SOLSTICE AT FREMONT
130	803575	0090	9/17/2009	400,000	388,000	1,417	6	1999	3	NO	NO	STONEWATER CONDOMINIUM
130	860225	0010	8/29/2008	352,000	307,000	1,065	4	1930	4	NO	NO	3835 FREMONT AVE N CONDOMINIUM
130	860225	0020	10/26/2009	339,950	334,000	1,100	4	1930	4	NO	NO	3835 FREMONT AVE N CONDOMINIUM
130	860306	0030	4/3/2009	235,000	218,000	607	4	1977	4	NO	NO	THIRTY NINE 01 CONDOMINIUM
130	888120	0020	6/25/2009	390,000	370,000	1,237	5	2007	3	YES	NO	VARA
135	045765	0060	7/6/2009	308,000	293,000	913	4	1994	3	NO	NO	BALLARD COURT
135	132710	0080	5/5/2008	299,000	253,000	661	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0110	4/16/2009	260,000	242,000	649	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0150	5/15/2008	340,000	288,000	848	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0200	10/23/2009	400,000	392,000	1,343	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0290	7/14/2009	275,000	262,000	884	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0420	5/29/2009	230,000	217,000	584	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0440	4/28/2008	305,000	257,000	680	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0460	5/19/2009	270,000	253,000	873	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0470	12/3/2009	357,000	354,000	1,223	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0560	2/21/2008	304,500	252,000	680	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0570	1/5/2009	275,000	249,000	792	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0610	5/19/2008	307,500	261,000	884	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
135	132710	0630	8/8/2008	315,000	273,000	805	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0650	8/11/2009	245,000	235,000	673	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0660	3/19/2008	298,400	249,000	687	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0720	9/26/2008	265,000	233,000	602	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	0860	1/16/2008	350,000	287,000	833	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	1040	2/24/2009	425,000	390,000	1,226	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	1130	12/17/2008	437,000	393,000	1,223	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	1220	5/8/2009	290,000	271,000	680	5	2007	3	YES	NO	CANAL STATION CONDOMINIUM
135	132710	1260	5/29/2008	364,950	310,000	887	5	2007	3	YES	NO	CANAL STATION CONDOMINIUM
135	132710	1310	8/10/2009	260,000	250,000	673	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	1330	10/31/2008	287,475	255,000	683	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	1350	10/9/2008	375,000	331,000	1,093	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	1420	5/12/2008	410,000	347,000	916	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	1440	5/27/2008	374,500	318,000	873	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	1470	2/13/2008	350,000	289,000	766	5	2007	3	YES	NO	CANAL STATION CONDOMINIUM
135	132710	1520	6/26/2008	305,000	261,000	680	5	2007	3	YES	NO	CANAL STATION CONDOMINIUM
135	132710	1620	9/24/2009	235,000	229,000	673	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	1660	1/3/2008	539,000	440,000	1,093	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132710	1710	1/16/2008	335,000	274,000	690	5	2007	3	NO	NO	CANAL STATION CONDOMINIUM
135	132715	0030	4/20/2009	250,000	233,000	738	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0040	8/14/2008	282,000	245,000	712	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0050	7/11/2008	292,650	252,000	717	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0060	2/9/2009	215,000	196,000	530	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0070	10/16/2008	228,465	202,000	531	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0080	7/3/2008	237,362	204,000	534	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0090	3/5/2009	269,950	248,000	675	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0100	7/11/2008	332,000	286,000	680	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0110	5/4/2009	430,180	402,000	1,163	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0120	10/27/2008	311,550	276,000	793	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0140	11/6/2008	349,950	311,000	892	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0160	6/17/2009	374,950	355,000	1,030	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0180	2/11/2009	312,950	286,000	849	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0190	12/17/2008	319,950	288,000	853	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0200	10/31/2009	422,500	415,000	1,200	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
135	132715	0210	12/17/2008	270,000	243,000	708	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0220	7/1/2008	293,590	252,000	703	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0230	7/9/2008	284,000	244,000	705	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0240	6/27/2008	298,195	256,000	705	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0250	10/13/2008	269,950	238,000	725	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0260	7/30/2008	288,930	250,000	717	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0270	8/12/2009	214,950	207,000	530	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0280	7/2/2008	234,940	202,000	531	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0290	6/24/2008	230,070	197,000	534	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0300	11/6/2008	285,000	253,000	702	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0310	11/13/2008	294,950	263,000	706	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0320	9/25/2008	453,950	399,000	1,163	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0330	2/24/2009	299,950	275,000	819	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0340	2/24/2009	319,950	293,000	871	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0350	7/2/2008	394,000	338,000	915	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0360	7/25/2008	324,800	281,000	696	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0370	11/5/2009	390,000	384,000	1,095	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0400	5/21/2009	314,950	296,000	870	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0410	10/22/2009	299,950	294,000	872	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0420	11/9/2009	425,000	419,000	1,301	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0430	6/25/2008	284,000	243,000	734	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0440	6/27/2008	287,000	246,000	730	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0450	7/1/2008	287,000	246,000	731	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0460	6/26/2008	288,400	247,000	731	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0470	12/17/2008	269,950	243,000	725	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0480	3/5/2009	269,950	248,000	717	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0500	3/2/2009	225,000	207,000	531	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0520	2/13/2009	273,000	250,000	702	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0530	1/9/2009	280,000	253,000	706	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0540	8/3/2009	425,000	407,000	1,163	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0550	6/25/2009	304,950	289,000	819	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0560	11/9/2009	306,950	302,000	871	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0570	11/9/2009	315,000	310,000	915	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0580	6/18/2008	303,590	260,000	696	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
135	132715	0590	7/2/2009	395,000	375,000	1,095	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0610	12/16/2009	409,950	408,000	1,102	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0620	4/6/2009	325,000	301,000	870	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0630	4/22/2009	324,950	303,000	872	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0640	5/15/2009	450,000	422,000	1,301	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0650	6/20/2008	292,000	250,000	734	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0660	11/9/2009	260,000	256,000	730	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0670	6/12/2008	300,722	257,000	731	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0680	7/2/2009	265,000	252,000	731	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0690	6/15/2008	288,440	246,000	725	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0700	11/9/2009	250,000	246,000	717	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0710	6/8/2008	250,000	213,000	530	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0720	11/9/2009	218,000	215,000	531	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0750	1/27/2009	485,000	441,000	1,242	5	2007	3	YES	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0760	11/9/2009	300,000	296,000	819	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0780	12/29/2009	301,500	301,000	915	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0780	6/8/2008	438,400	374,000	915	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0790	6/8/2008	309,000	263,000	696	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0830	3/16/2009	335,000	309,000	870	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0840	7/30/2009	330,000	316,000	872	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0860	10/1/2008	292,000	257,000	734	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0870	7/16/2009	275,000	262,000	730	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0880	6/8/2008	289,000	246,000	731	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0890	6/12/2008	293,000	250,000	731	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0900	6/6/2008	289,000	246,000	725	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0910	6/6/2008	307,700	262,000	717	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0920	6/5/2008	265,000	226,000	530	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0930	6/6/2008	283,200	241,000	531	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0940	6/16/2008	263,255	225,000	534	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	0990	4/20/2009	354,950	331,000	915	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	1000	6/1/2008	324,000	276,000	696	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	1030	10/22/2009	435,500	427,000	1,081	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	1040	6/1/2008	443,040	377,000	849	5	2007	3	YES	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	1050	10/12/2009	340,000	332,000	851	5	2007	3	YES	NO	CANAL STATION NORTH CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
135	132715	1070	6/1/2008	313,000	266,000	734	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	1080	7/22/2008	304,000	262,000	730	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	1090	5/15/2009	290,000	272,000	731	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	1100	6/4/2008	307,600	262,000	731	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
135	132715	1110	6/1/2008	307,600	262,000	725	5	2007	3	NO	NO	CANAL STATION NORTH CONDOMINIUM
140	045900	0080	9/17/2008	284,000	249,000	917	4	1968	4	NO	NO	BALLARD LANDING CONDOMINIUM
140	045900	0090	5/15/2008	255,000	216,000	668	4	1968	4	NO	NO	BALLARD LANDING CONDOMINIUM
140	045900	0120	4/10/2008	325,000	273,000	1,180	4	1968	4	NO	NO	BALLARD LANDING CONDOMINIUM
140	046595	0020	7/24/2009	252,000	241,000	566	5	1983	3	NO	NO	BALLARD RIDGE
140	047120	0010	6/20/2008	222,500	190,000	485	4	1990	3	NO	NO	BALLARD VIEW TERRACE CONDO
140	162290	0010	3/4/2008	217,950	181,000	682	4	1989	3	NO	NO	CLEOPATRA
140	162290	0020	7/10/2008	210,000	181,000	593	4	1989	3	NO	NO	CLEOPATRA
140	162290	0030	3/7/2008	267,000	222,000	772	4	1989	3	NO	NO	CLEOPATRA
140	162290	0040	5/2/2008	215,000	181,000	576	4	1989	3	NO	NO	CLEOPATRA
140	162290	0050	1/2/2008	205,000	167,000	605	4	1989	3	NO	NO	CLEOPATRA
140	162290	0060	1/2/2008	224,250	183,000	629	4	1989	3	NO	NO	CLEOPATRA
140	162290	0070	1/2/2008	274,000	224,000	852	4	1989	3	NO	NO	CLEOPATRA
140	162290	0100	7/10/2008	220,000	189,000	576	4	1989	3	NO	NO	CLEOPATRA
140	162290	0140	1/23/2008	237,000	195,000	673	4	1989	3	NO	NO	CLEOPATRA
140	233321	0010	6/12/2008	309,000	264,000	833	5	1984	5	NO	NO	EMERALD VILLAS
140	233321	0020	7/17/2008	310,000	267,000	856	5	1984	5	NO	NO	EMERALD VILLAS
140	233321	0030	7/17/2008	300,000	259,000	833	5	1984	5	NO	NO	EMERALD VILLAS
140	233321	0040	7/17/2008	323,500	279,000	856	5	1984	5	NO	NO	EMERALD VILLAS
140	233321	0050	7/17/2008	329,000	284,000	833	5	1984	5	NO	NO	EMERALD VILLAS
140	261759	0020	2/1/2008	234,900	193,000	637	4	1968	4	NO	NO	1430 NORTHWEST
140	261759	0050	7/21/2009	265,000	253,000	1,059	4	1968	4	NO	NO	1430 NORTHWEST
140	276750	0030	3/12/2008	224,000	186,000	590	4	1990	3	NO	NO	GILMAN PARK CONDOMINIUM
140	276750	0050	3/6/2009	145,000	133,000	334	4	1990	3	NO	NO	GILMAN PARK CONDOMINIUM
140	369240	0010	7/17/2008	318,000	274,000	1,355	4	1999	3	NO	NO	JENNIFER ROSE BUILDING CONDOMINIUM
140	619597	0040	9/25/2008	271,000	238,000	940	4	1969	4	NO	NO	NW MARKET STREET CONDOMINIUM
140	780960	0040	11/17/2008	278,500	248,000	946	4	1960	3	NO	NO	SKYLARK CONDOMINIUM
140	973700	0030	6/12/2009	255,000	241,000	846	4	1990	3	NO	NO	XAVIER
140	973700	0040	9/23/2009	254,000	247,000	846	4	1990	3	NO	NO	XAVIER
145	037980	0010	3/26/2008	224,950	188,000	614	4	1980	3	NO	NO	BAL HARBOUR PHASE I CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
145	037980	0020	6/2/2008	310,000	264,000	997	4	1980	3	NO	NO	BAL HARBOUR PHASE I CONDOMINIUM
145	037980	0060	8/24/2009	214,000	206,000	703	4	1980	3	NO	NO	BAL HARBOUR PHASE I CONDOMINIUM
145	037980	0070	2/4/2008	375,000	309,000	1,253	4	1980	3	NO	NO	BAL HARBOUR PHASE I CONDOMINIUM
145	045190	0230	1/16/2008	189,950	156,000	458	4	2000	3	NO	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	0530	7/13/2009	157,500	150,000	453	4	2000	3	YES	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	0550	8/6/2009	229,950	221,000	692	4	2000	3	YES	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	0560	2/1/2008	273,500	225,000	665	4	2000	3	YES	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	0600	4/11/2008	298,900	251,000	870	4	2000	3	NO	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	0800	5/21/2008	290,000	246,000	879	4	2000	3	NO	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	0810	12/9/2009	235,000	233,000	698	4	2000	3	YES	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	0870	5/21/2008	245,000	208,000	665	4	2000	3	YES	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	1000	4/27/2009	186,000	174,000	572	4	2000	3	NO	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	1100	9/17/2009	247,000	240,000	739	4	2000	3	YES	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	1200	5/18/2008	259,999	220,000	709	4	2000	3	NO	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	1240	9/3/2008	292,500	256,000	938	4	2000	3	NO	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	1250	7/18/2008	265,000	229,000	803	4	2000	3	NO	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	1320	6/20/2009	170,000	161,000	514	4	2000	3	NO	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	1580	9/8/2008	222,500	195,000	590	4	2000	3	NO	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045190	1600	4/14/2008	272,150	229,000	749	4	2000	3	NO	NO	BALLARD CONDOMINIUM (1532 NW 56TH ST #CU)
145	045750	0020	6/24/2009	263,000	249,000	848	4	1993	3	NO	NO	BALLARD COMMONS CONDOMINIUM
145	045770	0080	11/16/2009	280,000	276,000	772	4	1987	3	YES	NO	BALLARD FOUR SEASONS CONDOMINIUM
145	046410	0010	11/9/2009	281,000	277,000	768	5	2003	3	NO	NO	BALLARD PARK I
145	046410	0020	9/22/2009	267,500	260,000	678	5	2003	3	NO	NO	BALLARD PARK I
145	046411	0010	4/29/2009	267,800	250,000	768	5	2003	3	NO	NO	BALLARD PARK II
145	046411	0050	9/23/2008	322,500	283,000	901	5	2003	3	YES	NO	BALLARD PARK II
145	046470	0110	12/14/2009	370,000	368,000	1,302	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0170	3/17/2008	213,500	178,000	444	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0270	12/18/2008	230,000	207,000	599	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0290	5/28/2009	235,000	221,000	586	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0340	1/30/2009	349,950	319,000	1,032	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0390	3/12/2008	289,950	241,000	627	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
145	046470	0430	9/3/2009	312,000	302,000	847	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0450	9/29/2008	299,000	263,000	854	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0550	3/11/2008	390,000	324,000	1,010	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0640	10/20/2008	220,500	195,000	586	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0740	8/20/2008	272,000	237,000	627	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0780	11/5/2009	320,000	315,000	1,040	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0860	5/8/2009	185,000	173,000	514	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0890	4/25/2008	389,999	329,000	1,006	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	0930	12/3/2009	249,000	247,000	623	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	1010	1/29/2008	209,000	172,000	458	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	1060	4/28/2009	207,500	194,000	512	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	1230	8/1/2008	399,000	345,000	1,121	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	1240	3/19/2008	365,000	304,000	1,010	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	1250	12/24/2009	225,000	224,000	623	5	2004	3	NO	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	1290	4/7/2009	328,000	304,000	869	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	1360	8/26/2008	400,000	349,000	1,056	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	1430	5/27/2008	350,000	297,000	1,040	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046470	1460	10/29/2009	279,950	275,000	679	5	2004	3	YES	NO	BALLARD PLACE CONDOMINIUM (1556 NW 56th St, Seattle 98107)
145	046600	0090	8/13/2008	350,000	304,000	1,078	4	1992	2	NO	NO	BALLARD SQUARE CONDOMINIUM
145	047300	0060	7/6/2009	300,000	285,000	808	4	1999	3	NO	NO	BALLARD WEST WIND
145	058753	0130	4/24/2009	225,000	210,000	659	4	1989	3	NO	NO	BAYVIEW BALLARD CONDOMINIUM
145	074750	0020	4/14/2009	315,000	293,000	938	4	1994	3	NO	NO	BENTON ARMS THE CONDOMINIUM
145	139765	0010	5/29/2008	325,000	276,000	1,355	4	1999	3	YES	NO	CAROLYN ROSE BUILDING CONDOMINIUM
145	139765	0020	8/11/2009	269,950	259,000	1,195	4	1999	3	YES	NO	CAROLYN ROSE BUILDING CONDOMINIUM
145	253900	0010	10/6/2008	212,500	187,000	678	4	1978	3	NO	NO	59TH ST BUILDING, THE CONDOMINIUM
145	253900	0020	6/17/2008	244,000	209,000	912	4	1978	3	NO	NO	59TH ST BUILDING, THE CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
145	253900	0080	5/22/2008	200,000	170,000	680	4	1978	3	NO	NO	59TH ST BUILDING, THE CONDOMINIUM
145	322420	0080	5/26/2009	261,000	245,000	875	4	1969	3	NO	NO	HEIDI CONDOMINIUM
145	322420	0120	2/7/2008	257,500	212,000	845	4	1969	3	NO	NO	HEIDI CONDOMINIUM
145	331210	0100	9/3/2008	295,000	258,000	984	4	1967	3	NO	NO	HILDUR MANOR CONDOMINIUM
145	338836	0040	3/26/2008	467,950	391,000	1,058	6	2007	3	NO	NO	HJARTA
145	338836	0070	3/13/2008	339,950	283,000	692	6	2007	3	NO	NO	HJARTA
145	338836	0090	3/14/2008	389,950	325,000	792	6	2007	3	NO	NO	HJARTA
145	338836	0160	6/13/2008	335,950	287,000	685	6	2007	3	NO	NO	HJARTA
145	338836	0170	3/19/2008	354,450	296,000	721	6	2007	3	NO	NO	HJARTA
145	338836	0200	2/24/2008	319,950	265,000	687	6	2007	3	YES	NO	HJARTA
145	338836	0210	6/18/2008	439,950	376,000	918	6	2007	3	YES	NO	HJARTA
145	338836	0240	3/26/2008	369,950	309,000	793	6	2007	3	NO	NO	HJARTA
145	338836	0260	1/30/2009	299,950	273,000	689	6	2007	3	NO	NO	HJARTA
145	338836	0300	3/20/2008	354,950	296,000	723	6	2007	3	NO	NO	HJARTA
145	338836	0330	3/14/2008	324,950	271,000	687	6	2007	3	YES	NO	HJARTA
145	338836	0350	3/19/2008	389,950	325,000	794	6	2007	3	NO	NO	HJARTA
145	338836	0390	6/19/2008	324,950	278,000	685	6	2007	3	NO	NO	HJARTA
145	338836	0460	3/5/2008	339,950	282,000	687	6	2007	3	YES	NO	HJARTA
145	338836	0540	6/15/2009	349,950	331,000	791	6	2007	3	NO	NO	HJARTA
145	338836	0590	1/22/2009	349,950	318,000	687	6	2007	3	YES	NO	HJARTA
145	338836	0600	3/20/2008	469,950	392,000	916	6	2007	3	YES	NO	HJARTA
145	338836	0690	4/28/2008	804,950	679,000	1,482	6	2007	3	YES	NO	HJARTA
145	379345	0010	3/9/2009	420,000	387,000	1,256	4	2008	3	NO	NO	KASTEEL
145	379345	0020	4/14/2009	394,500	367,000	1,211	4	2008	3	NO	NO	KASTEEL
145	379345	0030	3/9/2009	402,500	370,000	1,227	4	2008	3	NO	NO	KASTEEL
145	379345	0040	3/19/2009	405,000	374,000	1,256	4	2008	3	NO	NO	KASTEEL
145	379345	0040	7/28/2009	405,000	388,000	1,256	4	2008	3	NO	NO	KASTEEL
145	379345	0050	4/28/2009	385,500	360,000	1,211	4	2008	3	NO	NO	KASTEEL
145	379345	0070	3/31/2009	379,500	351,000	1,230	4	2008	3	NO	NO	KASTEEL
145	379345	0080	3/9/2009	364,000	335,000	1,194	4	2008	3	NO	NO	KASTEEL
145	379345	0090	3/19/2009	364,500	336,000	1,194	4	2008	3	NO	NO	KASTEEL
145	379345	0100	3/9/2009	374,000	344,000	1,230	4	2008	3	NO	NO	KASTEEL
145	379345	0110	6/12/2009	379,500	359,000	1,230	4	2008	3	NO	NO	KASTEEL
145	379345	0120	3/9/2009	369,500	340,000	1,194	4	2008	3	NO	NO	KASTEEL

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
145	379345	0130	5/4/2009	365,000	341,000	1,194	4	2008	3	NO	NO	KASTEEL
145	379345	0140	3/9/2009	389,500	358,000	1,230	4	2008	3	NO	NO	KASTEEL
145	394570	0010	10/13/2008	275,000	243,000	878	4	1994	3	NO	NO	KRYSTAL PLACE CONDOMINIUM
145	394570	0020	10/20/2009	275,000	269,000	958	4	1994	3	NO	NO	KRYSTAL PLACE CONDOMINIUM
145	394570	0050	4/25/2008	325,000	274,000	969	4	1994	3	NO	NO	KRYSTAL PLACE CONDOMINIUM
145	436115	0050	9/5/2008	183,000	160,000	427	4	1983	3	NO	NO	LINNEA THE CONDOMINIUM
145	515780	0020	3/24/2009	365,000	337,000	783	6	2007	3	YES	NO	MARIS
145	515780	0030	12/21/2009	312,500	312,000	710	6	2007	3	YES	NO	MARIS
145	515780	0040	3/21/2008	438,000	365,000	705	6	2007	3	YES	NO	MARIS
145	515780	0050	3/21/2008	415,000	346,000	624	6	2007	3	YES	NO	MARIS
145	515780	0060	7/17/2009	349,500	334,000	771	6	2007	3	YES	NO	MARIS
145	515780	0070	1/3/2008	689,000	562,000	1,226	6	2007	3	YES	NO	MARIS
145	515780	0100	1/29/2008	710,000	584,000	1,217	6	2007	3	YES	NO	MARIS
145	516055	0010	1/4/2008	310,000	253,000	821	4	1978	3	NO	NO	MARKET NORTH
145	549130	0160	9/24/2008	299,950	264,000	724	5	2006	3	NO	NO	METROPOLE CONDOMINIUM
145	610580	0030	11/19/2008	399,990	357,000	1,090	5	2007	3	NO	NO	NOMA
145	610580	0040	3/12/2009	339,000	312,000	1,126	5	2007	3	NO	NO	NOMA
145	610580	0070	8/24/2009	255,000	246,000	701	5	2007	3	NO	NO	NOMA
145	610580	0080	1/8/2008	329,950	270,000	769	5	2007	3	NO	NO	NOMA
145	610580	0190	5/5/2008	219,000	185,000	438	5	2007	3	NO	NO	NOMA
145	610580	0200	11/26/2008	390,000	349,000	1,167	5	2007	3	NO	NO	NOMA
145	610580	0210	12/26/2008	380,000	343,000	1,119	5	2007	3	YES	NO	NOMA
145	610580	0260	9/18/2008	299,950	263,000	764	5	2007	3	NO	NO	NOMA
145	610580	0270	3/17/2008	256,450	214,000	488	5	2007	3	NO	NO	NOMA
145	610580	0310	6/25/2008	248,950	213,000	463	5	2007	3	NO	NO	NOMA
145	610580	0330	9/16/2008	362,000	317,000	1,056	5	2007	3	NO	NO	NOMA
145	610580	0380	9/19/2008	439,990	386,000	1,173	5	2007	3	NO	NO	NOMA
145	610580	0470	4/3/2008	448,000	375,000	1,009	5	2007	3	NO	NO	NOMA
145	610580	0510	11/21/2008	340,000	304,000	1,055	5	2007	3	NO	NO	NOMA
145	610580	0570	12/1/2008	390,000	349,000	1,121	5	2007	3	YES	NO	NOMA
145	610580	0650	4/1/2008	462,000	387,000	1,009	5	2007	3	NO	NO	NOMA
145	610580	0680	11/9/2009	218,000	215,000	467	5	2007	3	NO	NO	NOMA
145	610580	0690	1/9/2009	335,000	303,000	1,056	5	2007	3	YES	NO	NOMA
145	610580	0700	3/7/2008	510,000	424,000	1,070	5	2007	3	YES	NO	NOMA

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145	610580	0790	5/19/2008	359,950	305,000	705	5	2007	3	YES	NO	NOMA
145	610580	0800	3/23/2008	375,000	313,000	767	5	2007	3	NO	NO	NOMA
145	610580	0870	12/17/2008	372,000	335,000	1,056	5	2007	3	YES	NO	NOMA
145	619600	0040	2/19/2009	327,000	299,000	1,036	5	2002	3	NO	NO	NW 61ST STREET TOWNHOMES
145	642900	0040	3/26/2008	279,950	234,000	585	4	1981	4	NO	NO	OSLO
145	642900	0050	7/11/2008	264,950	228,000	585	4	1981	4	NO	NO	OSLO
145	642900	0150	7/11/2008	305,000	262,000	741	4	1981	4	NO	NO	OSLO
145	642900	0160	8/20/2008	291,000	253,000	585	4	1981	4	NO	NO	OSLO
145	642900	0170	7/31/2008	274,950	238,000	585	4	1981	4	NO	NO	OSLO
145	642900	0180	8/27/2008	318,000	277,000	701	4	1981	4	NO	NO	OSLO
145	683790	0200	7/10/2008	458,000	394,000	866	6	1982	4	YES	YES	POINT SHILSHOLE CONDOMINIUM
145	721560	0030	11/4/2009	305,000	300,000	1,019	4	1985	3	NO	NO	RENAISSANCE AT BALLARD
145	721560	0040	12/29/2008	310,000	280,000	1,019	4	1985	3	NO	NO	RENAISSANCE AT BALLARD
145	769835	0020	6/22/2008	290,000	248,000	811	4	1982	3	NO	NO	1707 N W 58TH ST CONDOMINIUM
145	769835	0030	2/4/2008	299,900	247,000	811	4	1982	3	NO	NO	1707 N W 58TH ST CONDOMINIUM
145	769835	0040	3/25/2009	270,500	250,000	810	4	1982	3	NO	NO	1707 N W 58TH ST CONDOMINIUM
145	775538	0040	5/20/2008	535,000	454,000	1,438	5	1999	3	YES	NO	SHILSHOLE VIEW CONDOMINIUM
145	775538	0050	3/13/2008	530,000	441,000	1,396	5	1999	3	YES	NO	SHILSHOLE VIEW CONDOMINIUM
145	775538	0090	7/23/2009	480,000	459,000	1,396	5	1999	3	YES	NO	SHILSHOLE VIEW CONDOMINIUM
145	775538	0140	10/6/2009	575,000	561,000	1,587	5	1999	3	YES	NO	SHILSHOLE VIEW CONDOMINIUM
145	776000	0130	7/3/2008	250,000	215,000	747	4	1977	3	NO	NO	SHIP STREET
145	780427	0020	2/7/2008	240,000	198,000	690	4	1977	3	NO	NO	6200-24TH N W CONDOMINIUM
145	780427	0110	11/14/2009	259,000	256,000	984	4	1977	3	NO	NO	6200-24TH N W CONDOMINIUM
145	780437	0050	7/1/2008	345,000	296,000	971	4	1996	3	NO	NO	SJONADAL CONDOMINIUM
145	780438	0050	4/23/2008	329,000	277,000	989	4	1997	3	NO	NO	SKANDIA WEST CONDOMINIUM
145	780438	0100	6/1/2009	250,000	236,000	841	4	1997	3	NO	NO	SKANDIA WEST CONDOMINIUM
145	780438	0120	5/16/2008	265,000	225,000	735	4	1997	3	NO	NO	SKANDIA WEST CONDOMINIUM
145	780438	0220	6/29/2009	312,000	296,000	895	4	1997	3	YES	NO	SKANDIA WEST CONDOMINIUM
145	787800	0030	7/15/2009	218,000	208,000	648	4	1988	3	NO	NO	SOUTH BALLARD VIEW
145	787800	0050	6/27/2008	214,950	184,000	454	4	1988	3	NO	NO	SOUTH BALLARD VIEW
145	787800	0070	7/22/2008	269,950	233,000	650	4	1988	3	YES	NO	SOUTH BALLARD VIEW
145	800143	0020	7/14/2008	240,000	207,000	617	4	1986	3	NO	NO	STERLING PLACE CONDOMINIUM
145	800143	0100	5/21/2008	327,000	277,000	1,191	4	1986	3	NO	NO	STERLING PLACE CONDOMINIUM
145	813900	0240	9/2/2008	500,000	437,000	1,059	8	1968	3	YES	YES	SUNSET WEST PHASE II CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
145	813900	0620	2/8/2008	435,000	359,000	804	8	1968	3	YES	YES	SUNSET WEST PHASE II CONDOMINIUM
145	813900	0750	2/15/2008	449,950	372,000	804	8	1968	3	YES	YES	SUNSET WEST PHASE II CONDOMINIUM
145	813900	1000	7/1/2009	412,000	391,000	1,059	8	1968	3	YES	YES	SUNSET WEST PHASE II CONDOMINIUM
145	813900	1400	10/15/2009	460,000	450,000	1,059	8	1968	3	YES	YES	SUNSET WEST PHASE II CONDOMINIUM
145	813900	1430	5/15/2009	510,000	478,000	1,120	8	1968	3	YES	YES	SUNSET WEST PHASE II CONDOMINIUM
145	813900	1540	12/30/2009	345,000	345,000	804	8	1968	3	YES	YES	SUNSET WEST PHASE II CONDOMINIUM
145	872669	0010	2/20/2008	318,500	263,000	924	5	1969	5	NO	NO	2818 NORTHWEST CONDOMINIUM
145	872674	0110	1/9/2008	329,900	270,000	900	6	1968	3	YES	NO	2830 NORTHWEST CONDOMINIUM
145	872674	0150	4/25/2008	360,000	303,000	906	6	1968	3	YES	NO	2830 NORTHWEST CONDOMINIUM
145	872674	0160	6/26/2008	340,000	291,000	852	6	1968	3	YES	NO	2830 NORTHWEST CONDOMINIUM
145	894250	0060	8/20/2009	537,000	517,000	1,260	6	1974	3	YES	YES	VIKING THE CONDOMINIUM
145	894320	0020	6/15/2009	310,000	293,000	1,115	4	1986	3	NO	NO	VIKINGSTAD CONDOMINIUM
145	894320	0050	12/18/2009	314,000	313,000	1,115	4	1986	3	NO	NO	VIKINGSTAD CONDOMINIUM
145	929140	0020	7/16/2009	220,000	210,000	806	4	1979	3	NO	NO	WESTERN AIRE CONDOMINIUM
145	929410	0020	9/4/2009	290,000	281,000	892	4	1991	3	NO	NO	WESTHAVEN CONDOMINIUM
150	258690	0130	1/31/2008	411,950	339,000	794	5	2007	3	NO	NO	FLORERA
150	258690	0200	1/4/2008	395,950	323,000	742	5	2007	3	NO	NO	FLORERA
150	258690	0280	2/4/2008	355,950	293,000	669	5	2007	3	NO	NO	FLORERA
150	258690	0310	1/28/2008	425,950	350,000	803	5	2007	3	NO	NO	FLORERA
150	258690	0370	7/1/2008	330,000	283,000	598	5	2007	3	NO	NO	FLORERA
150	258690	0380	1/1/2008	425,950	347,000	714	5	2007	3	NO	NO	FLORERA
150	258690	0440	3/25/2008	425,950	356,000	782	5	2007	3	NO	NO	FLORERA
150	258690	0510	1/8/2008	435,000	356,000	803	5	2007	3	NO	NO	FLORERA
150	258690	0570	2/9/2008	353,000	291,000	598	5	2007	3	NO	NO	FLORERA
150	261742	0030	4/16/2009	350,000	326,000	819	4	1987	3	NO	NO	440 AT GREENLAKE CONDOMINIUM
150	287890	0210	10/23/2009	312,200	306,000	681	5	2003	3	YES	NO	GREEN LAKE CONDOMINIUM
150	287890	0270	5/19/2008	380,000	322,000	746	5	2003	3	NO	NO	GREEN LAKE CONDOMINIUM
150	287890	0290	5/28/2008	350,000	298,000	731	5	2003	3	NO	NO	GREEN LAKE CONDOMINIUM
150	287890	0300	4/16/2008	332,000	279,000	681	5	2003	3	YES	NO	GREEN LAKE CONDOMINIUM
150	287890	0390	9/4/2008	360,000	315,000	681	5	2003	3	YES	NO	GREEN LAKE CONDOMINIUM
150	287890	0420	6/6/2008	780,000	665,000	1,401	5	2003	3	YES	NO	GREEN LAKE CONDOMINIUM
150	287890	0550	7/22/2008	355,000	306,000	731	5	2003	3	NO	NO	GREEN LAKE CONDOMINIUM
150	287890	0620	3/10/2008	735,000	611,000	1,566	5	2003	3	YES	NO	GREEN LAKE CONDOMINIUM
150	287890	0660	6/19/2009	270,000	256,000	498	5	2003	3	YES	NO	GREEN LAKE CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
150	287890	0740	2/4/2009	515,000	470,000	940	5	2003	3	YES	NO	GREEN LAKE CONDOMINIUM
150	287890	0760	7/7/2008	375,000	322,000	782	5	2003	3	NO	NO	GREEN LAKE CONDOMINIUM
150	287890	0830	10/7/2009	284,000	277,000	645	5	2003	3	YES	NO	GREEN LAKE CONDOMINIUM
150	287890	0940	10/28/2009	325,000	319,000	705	5	2003	3	NO	NO	GREEN LAKE CONDOMINIUM
150	288780	0080	2/29/2008	405,000	336,000	1,305	4	1972	3	YES	NO	GREEN LAKE TERRACE CONDOMINIUM
150	290921	0030	9/24/2008	319,500	281,000	713	4	2003	3	NO	NO	GREENLAKE COURT
150	290925	0080	3/10/2008	715,000	595,000	1,487	6	1990	3	YES	NO	GREENLAKE VILLA CONDOMINIUM
150	716930	0050	2/4/2009	310,000	283,000	965	4	2000	3	NO	NO	RAVENNA COTTAGES
150	769851	0020	7/18/2008	287,500	248,000	715	4	1967	3	NO	NO	7300 WOODLAWN AVENUE CONDOMINIUM
150	769851	0030	6/4/2008	300,000	256,000	693	4	1967	3	NO	NO	7300 WOODLAWN AVENUE CONDOMINIUM
150	769851	0100	5/23/2008	300,000	255,000	693	4	1967	3	NO	NO	7300 WOODLAWN AVENUE CONDOMINIUM
150	769851	0170	7/15/2009	275,000	262,000	693	4	1967	3	NO	NO	7300 WOODLAWN AVENUE CONDOMINIUM
150	769856	0120	2/28/2008	358,540	297,000	862	4	1999	3	NO	NO	7301 FIFTH AVE CONDOMINIUM
150	769856	0150	9/1/2008	379,000	331,000	825	4	1999	3	NO	NO	7301 FIFTH AVE CONDOMINIUM
150	856826	0160	5/8/2008	319,950	270,000	702	4	2000	3	YES	NO	TANGLETOWN CONDOMINIUM
150	868167	0070	2/13/2009	368,000	336,000	1,021	4	1977	3	YES	NO	TRILLIUM CONDOMINIUM AT GREENLAKE
150	868167	0090	8/5/2009	395,000	379,000	1,002	4	1977	3	YES	NO	TRILLIUM CONDOMINIUM AT GREENLAKE
150	932870	0030	11/10/2009	259,000	255,000	555	4	1991	3	NO	NO	WETHERHOLT CONDOMINIUM AT GREENLAKE CONDOMINIUM
150	932870	0040	11/9/2009	254,900	251,000	596	4	1991	3	NO	NO	WETHERHOLT CONDOMINIUM AT GREENLAKE CONDOMINIUM
155	193360	0040	8/10/2008	265,350	230,000	617	4	1968	3	NO	NO	DAYTON VIEW
155	253980	0050	1/2/2008	370,000	302,000	772	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0060	2/25/2008	379,990	315,000	840	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0070	1/24/2008	370,000	304,000	733	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0080	1/25/2008	349,990	287,000	737	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0100	2/26/2008	308,750	256,000	771	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0110	2/29/2008	574,990	477,000	1,284	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0130	1/10/2008	339,990	278,000	772	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0140	8/27/2008	374,950	327,000	840	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0150	2/7/2008	349,990	288,000	733	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0160	3/26/2008	345,000	288,000	737	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0170	4/3/2008	395,000	331,000	839	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0180	3/18/2008	349,900	292,000	771	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0200	4/3/2008	549,950	460,000	1,224	5	2007	3	NO	NO	FINI CONDOMINIUM

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
155	253980	0210	1/28/2008	369,990	304,000	922	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0220	7/9/2008	374,990	323,000	922	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0230	4/8/2008	405,000	340,000	931	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0240	1/29/2008	414,990	341,000	945	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0250	4/23/2008	437,500	368,000	922	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0260	3/6/2009	330,000	303,000	922	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0270	12/11/2008	499,990	449,000	1,195	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0290	1/2/2008	399,990	326,000	772	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0300	8/1/2008	420,000	364,000	840	5	2007	3	NO	NO	FINI CONDOMINIUM
155	253980	0310	2/12/2008	389,900	322,000	733	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0320	4/11/2008	394,900	331,000	737	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0330	1/3/2008	415,990	340,000	839	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0340	7/9/2008	375,000	323,000	771	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0350	5/13/2008	690,000	584,000	1,288	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0360	1/28/2009	449,990	410,000	1,224	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0370	7/9/2008	399,990	344,000	922	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0380	1/9/2008	389,990	319,000	922	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0390	1/14/2008	414,990	340,000	931	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0400	1/28/2008	429,990	353,000	945	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0420	1/8/2008	459,990	376,000	922	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0440	3/3/2008	1,100,990	914,000	1,445	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0450	3/3/2008	874,990	726,000	1,263	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0460	2/26/2008	998,990	828,000	1,448	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0470	2/7/2008	759,990	626,000	1,276	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0490	3/26/2008	449,990	376,000	922	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0500	3/6/2009	415,000	382,000	931	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0510	3/6/2009	420,000	386,000	945	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0520	2/7/2008	454,990	375,000	922	5	2007	3	YES	NO	FINI CONDOMINIUM
155	253980	0540	1/28/2008	749,990	616,000	1,241	5	2007	3	YES	NO	FINI CONDOMINIUM
155	261739	0020	7/31/2008	365,000	316,000	905	4	2000	3	NO	NO	46 TOWNHOME AT FREMONT
155	261739	0040	5/20/2008	440,000	373,000	1,226	4	2000	3	NO	NO	46 TOWNHOME AT FREMONT
155	318320	0120	1/29/2008	240,000	197,000	525	6	1924	4	NO	NO	HAWTHORNE SQUARE CONDOMINIUM
155	357400	0060	6/9/2009	425,000	401,000	1,107	5	2002	3	YES	NO	INFINITY
155	357400	0140	10/28/2008	425,000	377,000	928	5	2002	3	YES	NO	INFINITY

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155	357400	0170	9/1/2009	299,000	289,000	781	5	2002	3	YES	NO	INFINITY
155	357400	0220	9/22/2008	256,000	225,000	500	5	2002	3	YES	NO	INFINITY
155	613965	0040	6/18/2009	280,000	265,000	778	4	2000	3	NO	NO	NORTH 45HT STREET
155	666909	0020	8/19/2008	281,000	244,000	822	4	1991	3	NO	NO	PARKSIDE PLACE CONDOMINIUM
155	745988	0030	7/8/2008	520,000	447,000	1,543	5	2004	3	NO	NO	ROYCROFT CONDOMINIUM
155	745988	0060	8/10/2009	310,000	298,000	847	5	2004	3	NO	NO	ROYCROFT CONDOMINIUM
155	745988	0090	6/29/2009	315,000	299,000	795	5	2004	3	YES	NO	ROYCROFT CONDOMINIUM
155	745988	0170	3/26/2008	477,000	398,000	1,150	5	2004	3	YES	NO	ROYCROFT CONDOMINIUM
155	745988	0210	12/2/2009	301,500	299,000	646	5	2004	3	YES	NO	ROYCROFT CONDOMINIUM
155	745988	0320	8/26/2008	400,000	349,000	775	5	2004	3	YES	NO	ROYCROFT CONDOMINIUM
155	745988	0330	7/7/2008	356,000	306,000	684	5	2004	3	YES	NO	ROYCROFT CONDOMINIUM
155	745988	0350	10/23/2009	305,000	299,000	712	5	2004	3	YES	NO	ROYCROFT CONDOMINIUM
155	952220	0010	11/12/2008	249,950	223,000	783	4	1985	3	NO	NO	WOODLAND CREST CONDOMINIUM
155	952220	0060	6/8/2009	262,575	248,000	833	4	1985	3	NO	NO	WOODLAND CREST CONDOMINIUM
155	952220	0080	6/3/2008	298,000	254,000	765	4	1985	3	NO	NO	WOODLAND CREST CONDOMINIUM
155	952530	0030	8/2/2008	399,000	345,000	1,257	4	1991	3	YES	NO	WOODLAND PARK TOWNHOMES CONDOMINIUM
410	050500	0120	9/8/2008	188,000	164,000	715	4	1983	3	NO	NO	BALLINGER CREEK CONDOMINIUM
410	050500	0240	1/25/2008	188,000	154,000	715	4	1983	3	NO	NO	BALLINGER CREEK CONDOMINIUM
410	050500	0340	11/18/2009	175,000	173,000	982	4	1983	3	NO	NO	BALLINGER CREEK CONDOMINIUM
410	050500	0350	4/3/2008	203,000	170,000	982	4	1983	3	NO	NO	BALLINGER CREEK CONDOMINIUM
410	050500	0360	7/24/2008	197,500	171,000	982	4	1983	3	NO	NO	BALLINGER CREEK CONDOMINIUM
410	050500	0600	8/12/2008	205,500	178,000	903	4	1983	3	NO	NO	BALLINGER CREEK CONDOMINIUM
410	050500	0620	2/7/2008	202,000	166,000	903	4	1983	3	NO	NO	BALLINGER CREEK CONDOMINIUM
410	050750	0010	11/30/2009	295,000	292,000	1,726	4	2008	3	NO	NO	BALLINGER ROSE
410	050750	0020	12/15/2009	307,500	306,000	1,726	4	2008	3	NO	NO	BALLINGER ROSE
410	050750	0030	5/29/2009	327,000	308,000	1,726	4	2008	3	NO	NO	BALLINGER ROSE
410	050750	0040	4/25/2009	325,000	303,000	1,757	4	2008	3	NO	NO	BALLINGER ROSE
410	050750	0050	5/6/2009	325,000	304,000	1,757	4	2008	3	NO	NO	BALLINGER ROSE
410	092450	0110	4/15/2008	203,000	171,000	1,014	4	1981	3	NO	NO	BONNIE BROOK CONDOMINIUM
410	132400	0080	1/7/2008	242,000	198,000	905	4	1992	3	NO	NO	CANAAN CONDOMINIUM
410	132400	0090	11/21/2008	240,000	214,000	905	4	1992	3	NO	NO	CANAAN CONDOMINIUM
410	172800	0120	4/18/2008	194,950	164,000	880	4	1981	3	NO	NO	COMPTON WEST CONDOMINIUM
410	172800	0210	4/23/2009	191,500	178,000	880	4	1981	3	NO	NO	COMPTON WEST CONDOMINIUM
410	259175	0010	6/4/2009	165,000	156,000	837	2	1982	3	NO	NO	FOREST CREEK CONDOMINIUM

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410	259175	0090	11/17/2008	195,670	175,000	845	2	1982	3	NO	NO	FOREST CREEK CONDOMINIUM
410	259175	0110	1/16/2008	172,000	141,000	754	2	1982	3	NO	NO	FOREST CREEK CONDOMINIUM
410	259175	0250	8/12/2008	189,950	165,000	862	2	1982	3	NO	NO	FOREST CREEK CONDOMINIUM
410	259720	0020	7/10/2009	174,950	167,000	994	4	1979	3	NO	NO	FOREST PARK CONDOMINIUM
410	259720	0360	10/6/2008	189,000	167,000	990	4	1979	3	NO	NO	FOREST PARK CONDOMINIUM
410	311850	0060	9/25/2008	317,500	279,000	1,627	4	1986	3	NO	NO	HARPWOOD LANE CONDOMINIUM
410	777300	0080	6/25/2008	163,750	140,000	553	4	1986	4	NO	NO	SHORELINE VILLAGE CONDOMINIUM
410	777300	0120	12/1/2009	192,500	191,000	953	4	1986	4	NO	NO	SHORELINE VILLAGE CONDOMINIUM
410	777300	0220	7/14/2009	185,000	176,000	953	4	1986	4	NO	NO	SHORELINE VILLAGE CONDOMINIUM
410	777300	0250	5/29/2008	163,750	139,000	553	4	1986	4	NO	NO	SHORELINE VILLAGE CONDOMINIUM
410	777300	0270	7/1/2009	169,000	161,000	953	4	1986	4	NO	NO	SHORELINE VILLAGE CONDOMINIUM
410	777300	0520	5/21/2008	222,000	188,000	953	4	1986	4	NO	NO	SHORELINE VILLAGE CONDOMINIUM
410	872687	0060	1/2/2008	199,950	163,000	742	5	2004	3	NO	NO	25TH PLACE CONDOMINIUM
410	872687	0080	10/15/2009	220,000	215,000	1,019	5	2004	3	NO	NO	25TH PLACE CONDOMINIUM
410	872687	0240	4/24/2008	194,950	164,000	742	5	2004	3	NO	NO	25TH PLACE CONDOMINIUM
410	872687	0270	1/30/2008	202,500	167,000	744	5	2004	3	NO	NO	25TH PLACE CONDOMINIUM
410	872687	0280	5/30/2008	187,000	159,000	697	5	2004	3	NO	NO	25TH PLACE CONDOMINIUM
410	872687	0320	4/16/2008	206,950	174,000	699	5	2004	3	NO	NO	25TH PLACE CONDOMINIUM
410	872687	0380	1/30/2008	205,000	169,000	697	5	2004	3	NO	NO	25TH PLACE CONDOMINIUM
410	894570	0010	9/8/2008	183,500	161,000	888	4	1989	4	NO	NO	VILLAGE SQUARE ON 195TH CONDOMINIUM
410	894570	0020	3/24/2008	222,000	185,000	888	4	1989	4	NO	NO	VILLAGE SQUARE ON 195TH CONDOMINIUM
410	894570	0050	1/2/2008	231,500	189,000	888	4	1989	4	NO	NO	VILLAGE SQUARE ON 195TH CONDOMINIUM
410	894570	0070	2/26/2008	230,000	191,000	888	4	1989	4	NO	NO	VILLAGE SQUARE ON 195TH CONDOMINIUM
415	306430	0050	3/19/2008	345,000	288,000	1,663	4	2002	3	NO	NO	HAMLIN VILLAGE
415	394610	0040	12/16/2008	168,400	151,000	718	4	1974	3	YES	NO	KULEANAS FOREST HILLS (AMENDED) CONDOMINIUM
415	394610	0050	11/25/2008	180,000	161,000	718	4	1974	3	YES	NO	KULEANAS FOREST HILLS (AMENDED) CONDOMINIUM
415	394610	0150	2/26/2008	196,000	162,000	735	4	1974	3	YES	NO	KULEANAS FOREST HILLS (AMENDED) CONDOMINIUM
415	394610	0210	5/13/2008	240,000	203,000	1,213	4	1974	3	YES	NO	KULEANAS FOREST HILLS (AMENDED) CONDOMINIUM
415	394610	0220	10/26/2009	227,000	223,000	1,213	4	1974	3	YES	NO	KULEANAS FOREST HILLS (AMENDED) CONDOMINIUM
415	394610	0350	2/13/2008	289,000	239,000	1,213	4	1974	3	YES	NO	KULEANAS FOREST HILLS (AMENDED) CONDOMINIUM
415	394610	0410	7/9/2009	270,500	258,000	1,369	4	1974	3	YES	NO	KULEANAS FOREST HILLS (AMENDED) CONDOMINIUM

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415	394610	0420	11/28/2008	260,000	233,000	1,369	4	1974	3	YES	NO	KULEANAS FOREST HILLS (AMENDED) CONDOMINIUM
415	394611	0170	1/11/2008	280,000	229,000	1,252	4	1976	3	YES	NO	KULEANAS FOREST HILLS NO. 02 (AMENDED) CONDOMINIUM
415	394611	0190	11/25/2008	240,000	215,000	1,252	4	1976	3	YES	NO	KULEANAS FOREST HILLS NO. 02 (AMENDED) CONDOMINIUM
415	394612	0090	9/23/2008	262,000	230,000	1,255	4	1976	3	YES	NO	KULEANAS FOREST HILLS NO. 03 (AMENDED) CONDOMINIUM
415	618830	0490	10/28/2008	152,000	135,000	685	4	1976	4	NO	NO	NORTHRIDGE VILLAGE CONDOMINIUM
415	618830	0520	9/24/2009	140,000	136,000	648	4	1976	4	YES	NO	NORTHRIDGE VILLAGE CONDOMINIUM
415	618830	0540	9/18/2008	150,000	132,000	674	4	1976	4	YES	NO	NORTHRIDGE VILLAGE CONDOMINIUM
415	639141	0010	5/13/2008	260,000	220,000	896	4	2003	3	NO	NO	17404-17408 10TH AVE NE
415	664875	0150	1/30/2008	232,500	191,000	1,193	5	1975	3	YES	NO	PARK PLACE PH 01 CONDOMINIUM
415	664875	0160	5/15/2008	236,000	200,000	1,193	5	1975	3	YES	NO	PARK PLACE PH 01 CONDOMINIUM
415	664875	0180	12/16/2008	245,000	220,000	1,203	5	1975	3	YES	NO	PARK PLACE PH 01 CONDOMINIUM
415	664875	0240	5/2/2009	224,500	210,000	1,203	5	1975	3	YES	NO	PARK PLACE PH 01 CONDOMINIUM
415	679180	0020	8/10/2009	252,000	242,000	1,500	4	1986	3	NO	NO	PINE LANE CONDOMINIUM
415	776280	0030	4/15/2008	250,000	210,000	1,078	4	2004	3	NO	NO	SHORE CREST
415	776280	0050	3/17/2009	220,000	203,000	1,089	4	2004	3	NO	NO	SHORE CREST
415	776280	0070	8/17/2009	210,000	202,000	1,016	4	2004	3	NO	NO	SHORE CREST
415	776280	0110	8/5/2008	262,000	227,000	1,016	4	2004	3	NO	NO	SHORE CREST
415	920257	0180	3/16/2009	190,000	175,000	857	4	1987	3	NO	NO	WEATHERLY THE
415	920257	0280	2/11/2009	185,000	169,000	857	4	1987	3	YES	NO	WEATHERLY THE
415	920257	0310	8/7/2009	190,550	183,000	857	4	1987	3	NO	NO	WEATHERLY THE
420	417880	0010	6/25/2008	599,950	514,000	2,432	6	2007	3	NO	NO	LAND CONDO AT 205TH ST
420	639134	0010	7/22/2008	299,000	258,000	2,050	4	1950	4	NO	NO	19803-19805 FREMONT AVE N
420	639134	0020	8/25/2008	260,000	227,000	1,408	4	1950	4	NO	NO	19803-19805 FREMONT AVE N
420	665480	0010	7/23/2009	495,000	473,000	2,486	6	2006	3	NO	NO	PARKER COURT CONDOMINIUM
420	727550	0030	7/28/2009	302,000	289,000	1,700	6	1981	3	NO	NO	RICHMOND THE CONDOMINIUM
420	727980	0090	9/30/2008	256,500	226,000	991	4	1987	3	NO	NO	RICHMOND BEACH TOWNHOMES CONDOMINIUM
420	728050	0220	4/3/2009	220,000	204,000	1,312	5	1966	4	NO	NO	RICHMOND BEACH WEST TOWNHOUSES CONDOMINIUM
420	728050	0240	8/22/2009	210,000	202,000	1,263	5	1966	4	NO	NO	RICHMOND BEACH WEST TOWNHOUSES CONDOMINIUM
420	728150	0070	5/5/2008	380,000	321,000	1,870	4	2005	3	NO	NO	RICHMOND COVE
420	728370	0010	4/20/2009	439,000	409,000	2,549	6	2008	3	NO	NO	RICHMOND HEIGHTS
420	728370	0020	11/14/2008	450,000	401,000	2,250	6	2008	3	NO	NO	RICHMOND HEIGHTS

Area	Major	Minor	Sale Date	Sale Price	Adj. Sale Price	Living Area	Bld Grade	Year Built	Bld Cond	View	Water-front	Complex Name
420	728370	0030	6/29/2008	520,000	446,000	2,341	6	2008	3	NO	NO	RICHMOND HEIGHTS
420	728370	0040	6/26/2009	432,550	410,000	2,428	6	2008	3	NO	NO	RICHMOND HEIGHTS
420	728370	0050	2/20/2009	512,000	469,000	2,956	6	2008	3	NO	NO	RICHMOND HEIGHTS
420	728370	0060	4/10/2009	462,000	429,000	2,795	6	2008	3	NO	NO	RICHMOND HEIGHTS
420	728540	0080	5/7/2009	210,000	196,000	961	4	1979	4	NO	NO	RICHMOND SEQUOIA CONDOMINIUM
420	729030	0020	7/18/2008	194,000	167,000	920	4	1967	3	NO	NO	RICHMOND VILLAGE CONDOMINIUM
420	729030	0250	2/17/2009	220,000	201,000	1,079	4	1967	3	NO	NO	RICHMOND VILLAGE CONDOMINIUM
420	729030	0380	10/3/2008	189,950	167,000	920	4	1967	3	NO	NO	RICHMOND VILLAGE CONDOMINIUM
420	729030	0470	7/16/2009	188,500	180,000	920	4	1967	3	NO	NO	RICHMOND VILLAGE CONDOMINIUM
420	729030	0720	1/21/2009	185,950	169,000	920	4	1967	3	NO	NO	RICHMOND VILLAGE CONDOMINIUM
420	745900	0100	4/24/2009	332,000	309,000	1,520	6	1972	4	NO	NO	ROYAL RICHMOND THE CONDOMINIUM
420	745900	0150	6/29/2009	310,000	294,000	1,375	6	1972	4	NO	NO	ROYAL RICHMOND THE CONDOMINIUM

Northwest King County Annual Update Sales Removed From Analysis

Area	Major	Minor	Sale Date	Sale Price	Comments
95	108560	0510	8/10/2009	84,604	QUIT CLAIM DEED; PARTIAL INTEREST (1/3, 1/2, Etc.);
95	108560	0730	6/4/2008	27,971	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; QUIT CLAIM DEED; AND OTHER WARNINGS;
95	150840	0420	11/2/2009	238,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
95	150840	0910	11/2/2009	238,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
95	159477	0170	7/7/2009	118,000	SAS-DIAGNOSTIC OUTLIER
95	272500	0030	11/28/2009	150,000	FINANCIAL INSTITUTION RESALE
95	272500	0030	5/27/2009	139,000	FINANCIAL INSTITUTION RESALE
95	410955	0150	5/23/2008	93,090	QUIT CLAIM DEED; PARTIAL INTEREST (1/3, 1/2, Etc.); AND OTHER WARNINGS;
95	423850	0020	4/23/2008	290,000	SAS-DIAGNOSTIC OUTLIER
95	439890	0030	11/17/2009	153,000	FINANCIAL INSTITUTION RESALE;
95	445874	0460	10/1/2008	245,800	SAS-DIAGNOSTIC OUTLIER
95	609840	0500	7/7/2008	263,500	SAS-DIAGNOSTIC OUTLIER
95	609840	0550	6/10/2009	220,000	SAS-DIAGNOSTIC OUTLIER
95	609840	0560	1/29/2008	280,000	SAS-DIAGNOSTIC OUTLIER
95	609840	0580	8/5/2008	310,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
95	609840	0610	6/9/2008	265,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
95	609840	0670	2/2/2009	250,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
95	609840	1200	8/5/2008	310,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
95	609840	1230	8/30/2009	3,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
95	609840	1290	6/9/2008	265,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
95	609840	1340	2/2/2009	250,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
95	679880	0140	4/24/2008	150,450	SAS-DIAGNOSTIC OUTLIER
95	741130	0140	7/21/2009	186,250	SAS-DIAGNOSTIC OUTLIER
95	745850	0090	1/8/2008	216,000	SAS-DIAGNOSTIC OUTLIER
95	745850	0100	5/1/2008	107,624	RELATED PARTY, FRIEND OR NEIGHBOR;
95	745850	0330	4/4/2008	179,000	RELATED PARTY, FRIEND, OR NEIGHBOR;
95	754080	0050	2/26/2009	109,000	PARTIAL INTEREST (1/3, 1/2, Etc.);
95	768394	0210	10/14/2008	45,000	QUIT CLAIM DEED; RELATED PARTY, FRIEND, OR NEIGHBOR; AND OTHER WARNINGS;
95	771565	0050	11/12/2009	312,000	BANKRUPTCY - RECEIVER OR TRUSTEE;
95	863300	0020	8/6/2008	255,000	SAS-DIAGNOSTIC OUTLIER
95	921120	0050	2/5/2009	226,000	RELOCATION - SALE TO SERVICE;

Area	Major	Minor	Sale Date	Sale Price	Comments
95	921120	0060	7/14/2009	240,000	SAS-DIAGNOSTIC OUTLIER
100	034830	0190	5/30/2008	103,750	QUIT CLAIM DEED; RELATED PARTY, FRIEND, OR NEIGHBOR;
100	071370	0040	7/22/2009	495,000	SAS-DIAGNOSTIC OUTLIER
100	071370	0070	3/26/2008	489,000	SAS-DIAGNOSTIC OUTLIER
100	131045	0090	2/21/2008	103,769	QUIT CLAIM DEED; PARTIAL INTEREST (1/3, 1/2, Etc.); AND OTHER WARNINGS;
100	131045	0380	9/17/2009	165,000	SAS-DIAGNOSTIC OUTLIER
100	228511	0140	6/18/2008	179,950	SAS-DIAGNOSTIC OUTLIER
100	303360	0140	9/1/2009	179,250	SAS-DIAGNOSTIC OUTLIER
100	303360	0200	3/14/2008	167,500	SAS-DIAGNOSTIC OUTLIER
100	303360	0220	7/20/2009	188,500	SAS-DIAGNOSTIC OUTLIER
100	313090	0180	12/10/2008	67,327	QUIT CLAIM DEED; PARTIAL INTEREST (1/3, 1/2, Etc.); AND OTHER WARNINGS;
100	511800	0180	8/18/2008	131,024	PARTIAL INTEREST (1/3, 1/2, Etc.);
100	617390	0430	9/9/2009	190,313	GOVERNMENT AGENCY; EXEMPT FROM EXCISE TAX;
100	617390	0470	10/2/2009	156,000	SAS-DIAGNOSTIC OUTLIER
100	617390	0770	5/20/2009	183,000	SAS-DIAGNOSTIC OUTLIER
100	617390	0820	12/11/2008	193,000	SAS-DIAGNOSTIC OUTLIER
100	617430	0830	12/7/2009	136,463	FINANCIAL INSTITUTION RESALE
100	617480	0210	11/16/2009	190,000	QUIT CLAIM DEED; RELATED PARTY, FRIEND, OR NEIGHBOR;
100	617480	0640	6/26/2008	180,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR;
100	617480	0650	8/18/2008	208,000	QUESTIONABLE PER APPRAISAL;
100	636390	0060	4/27/2009	182,000	SAS-DIAGNOSTIC OUTLIER
100	636390	0090	9/2/2009	100,000	QUESTIONABLE PER APPRAISAL
100	664855	0540	7/14/2009	275,000	SAS-DIAGNOSTIC OUTLIER
100	753285	0160	4/22/2009	165,000	BANKRUPTCY - RECEIVER OR TRUSTEE;
100	753285	0170	11/2/2009	160,000	BANKRUPTCY - RECEIVER OR TRUSTEE;
100	753285	0200	6/26/2009	236,500	SAS-DIAGNOSTIC OUTLIER
100	929000	0190	4/17/2008	115,200	QUIT CLAIM DEED; EXEMPT FROM EXCISE TAX; AND OTHER WARNINGS;
105	032300	0020	11/12/2009	200,000	QUESTIONABLE PER SALES IDENTIFICATION;
105	095300	0060	4/3/2008	240,000	SAS-DIAGNOSTIC OUTLIER
105	395668	0020	1/8/2009	232,700	BANKRUPTCY - RECEIVER OR TRUSTEE;
105	787300	0060	5/19/2008	320,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
105	787300	0100	6/5/2008	295,000	SAS-DIAGNOSTIC OUTLIER
105	787300	0100	9/22/2009	300,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
105	787300	0380	10/6/2009	315,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR

Area	Major	Minor	Sale Date	Sale Price	Comments
					STORAGE;
105	787300	0610	10/6/2009	315,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
105	787300	0630	9/22/2009	300,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
105	787300	0720	5/19/2008	320,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
115	035100	0440	9/30/2008	765,000	SAS-DIAGNOSTIC OUTLIER
115	082950	0200	4/4/2008	2,000	QUIT CLAIM DEED; RELATED PARTY, FRIEND, OR NEIGHBOR; AND OTHER WARNINGS;
115	082950	0600	11/3/2009	208,000	BANKRUPTCY - RECEIVER OR TRUSTEE;
115	165800	0260	11/19/2008	301,000	BANKRUPTCY - RECEIVER OR TRUSTEE;
115	165800	0520	8/15/2008	410,500	SAS-DIAGNOSTIC OUTLIER
115	445850	0180	1/17/2008	300,000	PARTIAL INTEREST (1/3, 1/2, Etc.);
115	614790	0080	8/18/2008	422,500	SAS-DIAGNOSTIC OUTLIER
115	619030	0030	4/23/2009	205,000	SAS-DIAGNOSTIC OUTLIER
115	660028	0040	12/19/2008	1,104,000	RELATED PARTY, FRIEND, OR NEIGHBOR;
115	660028	0120	7/20/2009	551,500	SAS-DIAGNOSTIC OUTLIER
115	660028	0160	6/18/2008	467,300	SAS-DIAGNOSTIC OUTLIER
115	721210	0470	5/8/2008	301,500	RELOCATION - SALE TO SERVICE;
115	721210	0980	12/29/2009	833,000	SAS-DIAGNOSTIC OUTLIER
115	750340	0030	10/3/2008	61,492	QUIT CLAIM DEED; RELATED PARTY, FRIEND, OR NEIGHBOR; AND OTHER WARNINGS;
115	750340	0100	7/7/2009	223,000	RELATED PARTY, FRIEND, OR NEIGHBOR;
115	856680	0150	5/20/2008	500,000	SAS-DIAGNOSTIC OUTLIER
115	856680	0300	10/5/2009	465,000	SAS-DIAGNOSTIC OUTLIER
115	856680	0350	7/28/2009	290,000	BANKRUPTCY - RECEIVER OR TRUSTEE;
115	919540	0030	5/1/2008	454,000	SAS-DIAGNOSTIC OUTLIER
115	919540	0040	4/8/2008	494,000	SAS-DIAGNOSTIC OUTLIER
115	919540	0070	8/12/2008	150,000	QUESTIONABLE PER APPRAISAL
125	246850	0050	7/28/2009	140,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
125	246850	0350	3/24/2008	530,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
125	246850	0690	3/18/2008	420,000	LEASE OR LEASE-HOLD; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
125	246850	0760	11/6/2009	475,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
125	246850	0780	1/29/2009	575,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
125	246850	0910	7/28/2009	140,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
125	246850	1240	3/24/2008	530,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR

Area	Major	Minor	Sale Date	Sale Price	Comments
					STORAGE;
125	246850	1530	3/18/2008	420,000	LEASE OR LEASE-HOLD; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
125	246850	1600	11/6/2009	475,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
125	246850	1620	11/6/2009	475,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
125	246850	1640	1/29/2009	575,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
125	318290	0050	7/13/2009	470,000	SAS-DIAGNOSTIC OUTLIER
125	421620	0020	1/21/2009	810,000	SAS-DIAGNOSTIC OUTLIER
125	421620	0080	3/12/2008	785,000	SAS-DIAGNOSTIC OUTLIER
125	421620	0180	5/29/2009	830,000	SAS-DIAGNOSTIC OUTLIER
125	421620	0220	3/21/2008	985,000	SAS-DIAGNOSTIC OUTLIER
125	421690	0660	11/6/2009	159,500	SAS-DIAGNOSTIC OUTLIER
125	422070	0010	3/24/2009	245,000	NON-PROFIT ORGANIZATION;
125	422070	0030	6/22/2008	243,000	NON-PROFIT ORGANIZATION;
125	422070	0040	11/10/2008	250,000	NON-PROFIT ORGANIZATION;
125	422070	0050	3/26/2009	277,000	NON-PROFIT ORGANIZATION;
125	422070	0060	6/9/2008	292,000	NON-PROFIT ORGANIZATION;
125	422070	0070	3/11/2008	310,000	NON-PROFIT ORGANIZATION;
125	422070	0080	1/8/2008	292,000	NON-PROFIT ORGANIZATION;
125	422070	0090	8/11/2008	250,000	NON-PROFIT ORGANIZATION;
125	422070	0100	6/16/2008	253,000	NON-PROFIT ORGANIZATION;
125	422070	0110	8/25/2009	222,000	NON-PROFIT ORGANIZATION;
125	422070	0140	1/18/2008	243,000	NON-PROFIT ORGANIZATION;
125	422070	0150	2/3/2009	271,000	NON-PROFIT ORGANIZATION;
125	422070	0160	4/30/2008	271,000	NON-PROFIT ORGANIZATION;
125	422070	0170	7/1/2008	274,000	NON-PROFIT ORGANIZATION;
125	422070	0180	1/7/2008	285,000	NON-PROFIT ORGANIZATION;
125	422070	0190	7/1/2008	304,000	NON-PROFIT ORGANIZATION;
125	422070	0200	2/11/2008	275,000	NON-PROFIT ORGANIZATION;
125	422070	0210	12/10/2008	269,000	NON-PROFIT ORGANIZATION;
125	422070	0220	4/15/2008	296,000	NON-PROFIT ORGANIZATION;
125	422070	0230	6/30/2008	250,000	NON-PROFIT ORGANIZATION;
125	422070	0240	5/23/2008	249,000	NON-PROFIT ORGANIZATION;
125	422070	0250	2/11/2008	241,000	NON-PROFIT ORGANIZATION;
125	422070	0260	3/26/2009	241,000	NON-PROFIT ORGANIZATION;

Area	Major	Minor	Sale Date	Sale Price	Comments
125	422070	0270	2/24/2009	256,000	NON-PROFIT ORGANIZATION;
125	422070	0280	3/24/2009	230,000	NON-PROFIT ORGANIZATION;
125	422070	0290	5/23/2008	348,000	NON-PROFIT ORGANIZATION;
125	422070	0310	10/7/2008	297,000	NON-PROFIT ORGANIZATION;
125	422070	0340	2/6/2008	235,000	NON-PROFIT ORGANIZATION;
125	422070	0350	3/26/2009	256,000	NON-PROFIT ORGANIZATION;
125	422070	0380	9/1/2009	273,000	NON-PROFIT ORGANIZATION;
125	422070	0390	5/2/2008	306,000	NON-PROFIT ORGANIZATION;
125	422070	0410	2/3/2009	286,000	NON-PROFIT ORGANIZATION;
125	422070	0420	5/20/2009	235,000	NON-PROFIT ORGANIZATION;
125	422070	0440	9/23/2008	251,000	NON-PROFIT ORGANIZATION;
125	422070	0460	9/2/2008	360,000	NON-PROFIT ORGANIZATION; PLOTTAGE;
125	422070	0470	4/28/2008	287,000	NON-PROFIT ORGANIZATION;
125	422070	0500	5/22/2008	236,000	NON-PROFIT ORGANIZATION;
125	422070	0510	3/25/2008	247,000	NON-PROFIT ORGANIZATION;
125	422070	0520	9/17/2008	250,000	NON-PROFIT ORGANIZATION;
125	422070	0530	12/26/2008	242,000	NON-PROFIT ORGANIZATION;
125	422070	0550	8/25/2008	302,000	NON-PROFIT ORGANIZATION;
125	422070	0560	1/28/2009	296,000	NON-PROFIT ORGANIZATION;
125	422070	0570	2/12/2008	282,000	NON-PROFIT ORGANIZATION;
125	422070	0580	11/4/2008	282,000	NON-PROFIT ORGANIZATION;
125	422070	0590	7/13/2009	253,000	NON-PROFIT ORGANIZATION;
125	422070	0600	2/19/2008	293,000	NON-PROFIT ORGANIZATION;
125	422070	0610	8/19/2008	286,000	NON-PROFIT ORGANIZATION;
125	422070	0620	4/30/2008	257,000	NON-PROFIT ORGANIZATION;
125	422070	0640	8/21/2008	378,000	NON-PROFIT ORGANIZATION;
125	422070	0650	1/22/2008	257,000	NON-PROFIT ORGANIZATION;
125	422070	0670	11/12/2009	224,000	NON-PROFIT ORGANIZATION;
125	422070	0680	9/23/2009	217,000	NON-PROFIT ORGANIZATION;
125	422070	0700	8/20/2008	272,000	NON-PROFIT ORGANIZATION;
125	422070	0710	10/9/2008	257,000	NON-PROFIT ORGANIZATION;
125	422070	0720	4/28/2008	240,000	NON-PROFIT ORGANIZATION;
125	422070	0750	8/21/2008	244,000	NON-PROFIT ORGANIZATION;
125	422070	0760	7/13/2009	232,000	SAS-DIAGNOSTIC OUTLIER

Area	Major	Minor	Sale Date	Sale Price	Comments
125	422070	0770	2/20/2009	225,000	NON-PROFIT ORGANIZATION;
125	422070	0790	2/21/2008	248,000	NON-PROFIT ORGANIZATION;
125	422070	0800	3/19/2008	245,000	NON-PROFIT ORGANIZATION;
125	422070	0820	1/9/2008	281,000	NON-PROFIT ORGANIZATION;
125	422070	0830	1/13/2009	273,000	NON-PROFIT ORGANIZATION;
125	422070	0850	1/2/2008	300,000	NON-PROFIT ORGANIZATION;
125	422070	0890	8/11/2008	287,000	NON-PROFIT ORGANIZATION;
125	422070	0900	10/7/2008	283,000	NON-PROFIT ORGANIZATION;
125	422070	0910	2/11/2009	265,000	NON-PROFIT ORGANIZATION;
125	422070	0920	10/10/2008	288,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; NON-PROFIT ORGANIZATION;
125	422070	0930	1/22/2009	250,000	NON-PROFIT ORGANIZATION;
125	422070	0940	9/22/2008	242,000	NON-PROFIT ORGANIZATION;
125	422070	0950	3/23/2009	237,000	NON-PROFIT ORGANIZATION;
125	422070	0980	6/30/2008	239,000	NON-PROFIT ORGANIZATION;
125	422070	1000	6/16/2008	278,000	NON-PROFIT ORGANIZATION;
125	422070	1010	12/30/2008	275,000	NON-PROFIT ORGANIZATION;
125	422070	1030	10/9/2008	279,000	NON-PROFIT ORGANIZATION;
125	422070	1040	3/25/2008	273,000	NON-PROFIT ORGANIZATION;
125	422070	1060	11/4/2008	267,000	NON-PROFIT ORGANIZATION;
125	422070	1070	12/10/2008	290,000	NON-PROFIT ORGANIZATION;
125	422070	1080	4/13/2009	322,000	NON-PROFIT ORGANIZATION;
125	422070	1090	1/28/2009	240,000	NON-PROFIT ORGANIZATION;
125	422070	1100	2/19/2008	245,000	NON-PROFIT ORGANIZATION;
125	422070	1120	6/25/2008	293,000	NON-PROFIT ORGANIZATION;
125	422070	1130	4/1/2008	275,000	NON-PROFIT ORGANIZATION;
125	422070	1140	11/4/2008	287,000	NON-PROFIT ORGANIZATION;
125	422070	1160	2/11/2009	250,000	NON-PROFIT ORGANIZATION;
125	422070	1170	8/7/2008	239,000	NON-PROFIT ORGANIZATION;
125	422070	1200	3/24/2009	242,000	NON-PROFIT ORGANIZATION;
125	422070	1230	1/9/2008	236,000	NON-PROFIT ORGANIZATION;
125	422070	1250	1/14/2008	253,000	NON-PROFIT ORGANIZATION;
125	422070	1270	8/8/2008	300,000	NON-PROFIT ORGANIZATION;
125	422070	1280	12/30/2008	345,000	NON-PROFIT ORGANIZATION;
125	422070	1290	10/7/2008	248,000	NON-PROFIT ORGANIZATION;

Area	Major	Minor	Sale Date	Sale Price	Comments
125	422070	1300	12/10/2008	253,000	NON-PROFIT ORGANIZATION;
125	422070	1310	1/7/2008	228,000	NON-PROFIT ORGANIZATION;
125	422070	1320	9/3/2008	239,000	NON-PROFIT ORGANIZATION; PLOTTAGE;
125	422070	1340	3/26/2009	235,000	NON-PROFIT ORGANIZATION;
125	422070	1360	4/7/2008	242,000	NON-PROFIT ORGANIZATION;
125	504500	0130	6/4/2009	225,000	SAS-DIAGNOSTIC OUTLIER
125	504500	0220	12/15/2008	257,000	SAS-DIAGNOSTIC OUTLIER
125	504500	0220	4/15/2009	225,000	SAS-DIAGNOSTIC OUTLIER
125	666640	0050	11/19/2009	325,000	RELATED PARTY, FRIEND, OR NEIGHBOR;
125	666640	0380	8/19/2008	438,500	SAS-DIAGNOSTIC OUTLIER
125	721100	0020	3/6/2009	210,000	SAS-DIAGNOSTIC OUTLIER
125	755660	0060	1/11/2008	305,000	SAS-DIAGNOSTIC OUTLIER
125	769850	1000	10/28/2008	170,000	SAS-DIAGNOSTIC OUTLIER
125	769850	1140	8/31/2009	96,444	QUIT CLAIM DEED; RELATED PARTY, FRIEND, OR NEIGHBOR; AND OTHER WARNINGS;
125	947400	0020	3/5/2008	275,000	SAS-DIAGNOSTIC OUTLIER
130	034700	0090	3/12/2009	173,881	RELATED PARTY, FRIEND, OR NEIGHBOR; STATEMENT TO DOR;
130	034700	0250	6/2/2008	279,990	SAS-DIAGNOSTIC OUTLIER
130	100450	0200	1/24/2009	255,000	RELOCATION - SALE TO SERVICE;
130	130700	0050	2/6/2009	247,000	QUIT CLAIM DEED;
130	130700	0080	2/6/2009	246,000	QUIT CLAIM DEED;
130	260789	0020	7/22/2009	335,000	RELOCATION - SALE TO SERVICE;
130	262550	0090	1/22/2008	280,000	SAS-DIAGNOSTIC OUTLIER
130	264610	0040	2/20/2008	233,500	SAS-DIAGNOSTIC OUTLIER
130	433980	0020	1/15/2009	280,000	SAS-DIAGNOSTIC OUTLIER
130	433980	0040	11/20/2009	305,000	SAS-DIAGNOSTIC OUTLIER
130	433980	0120	12/12/2008	310,000	SAS-DIAGNOSTIC OUTLIER
130	437800	0060	12/2/2009	390,000	CORPOATE AFFILIATES
130	437800	0080	12/2/2009	390,000	CORPOATE AFFILIATES
130	803575	0060	7/1/2008	594,500	SAS-DIAGNOSTIC OUTLIER
130	860306	0030	4/3/2009	235,000	RELOCATION - SALE TO SERVICE;
135	132710	0910	12/15/2009	155,500	RELATED PARTY FRIEND OR NEIGHBOR;
135	132710	1240	10/30/2008	60,000	PARTIAL INTEREST (1/3, 1/2, Etc.); EXEMPT FROM EXCISE TAX; AND OTHER WARNINGS;
135	132710	1480	11/6/2008	545,000	RESIDUAL OUTLIER
135	132710	1490	5/6/2008	719,000	SAS-DIAGNOSTIC OUTLIER

Area	Major	Minor	Sale Date	Sale Price	Comments
135	132715	0130	7/8/2008	427,400	RESIDUAL OUTLIER
135	132715	0150	6/27/2008	504,755	RESIDUAL OUTLIER
135	132715	0600	6/17/2008	497,880	RESIDUAL OUTLIER
135	132715	0740	6/15/2008	641,050	SAS-DIAGNOSTIC OUTLIER
135	132715	0800	6/8/2008	517,350	RESIDUAL OUTLIER
135	132715	0810	6/9/2008	529,400	RESIDUAL OUTLIER
135	132715	0820	6/4/2008	567,990	SAS-DIAGNOSTIC OUTLIER
135	132715	0850	6/4/2008	658,800	SAS-DIAGNOSTIC OUTLIER
135	132715	0950	6/3/2008	649,040	SAS-DIAGNOSTIC OUTLIER
135	132715	0960	6/1/2008	647,440	SAS-DIAGNOSTIC OUTLIER
135	132715	1010	6/3/2008	568,320	SAS-DIAGNOSTIC OUTLIER
135	132715	1060	6/1/2008	706,200	SAS-DIAGNOSTIC OUTLIER
140	276750	0070	9/8/2009	214,600	SAS-DIAGNOSTIC OUTLIER
140	619597	0070	10/20/2008	100,820	QUIT CLAIM DEED; RELATED PARTY, FRIEND, OR NEIGHBOR;
140	780429	0010	12/29/2009	348,114	SAS-DIAGNOSTIC OUTLIER
145	045190	0360	11/2/2009	313,250	SAS-DIAGNOSTIC OUTLIER
145	045190	0540	8/27/2009	320,000	SAS-DIAGNOSTIC OUTLIER
145	046570	0015	4/23/2009	110,000	SAS-DIAGNOSTIC OUTLIER
145	338836	0030	5/15/2008	600,000	SAS-DIAGNOSTIC OUTLIER
145	338836	0450	7/8/2008	639,950	SAS-DIAGNOSTIC OUTLIER
145	338836	0680	5/14/2008	1,000,000	SAS-DIAGNOSTIC OUTLIER
145	338836	0760	6/13/2008	1,059,950	SAS-DIAGNOSTIC OUTLIER
145	549130	0170	2/5/2008	500,000	RESIDUAL OUTLIER
145	549130	0260	3/18/2008	575,000	RESIDUAL OUTLIER
145	610580	0010	6/19/2008	259,950	SAS-DIAGNOSTIC OUTLIER
145	610580	0220	4/28/2008	525,000	RESIDUAL OUTLIER
145	610580	0630	6/12/2008	117,775	STATEMENT TO DOR; RELATED PARTY, FRIEND OR NEIGHBOR;
145	638610	0120	5/12/2009	221,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
145	638610	0130	7/30/2008	260,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; RELATED PARTY, FRIEND, OR NEIGHBOR;
145	638610	0270	5/12/2009	221,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; CONDO WITH GARAGE, MOORAGE, OR STORAGE;
145	642900	0010	6/9/2009	180,000	FINANCIAL INSTITUTION RESALE;
145	642900	0020	6/16/2009	299,950	FINANCIAL INSTITUTION RESALE;
145	642900	0030	4/14/2009	230,000	FINANCIAL INSTITUTION RESALE;
145	642900	0060	2/4/2009	245,000	FINANCIAL INSTITUTION RESALE;

Area	Major	Minor	Sale Date	Sale Price	Comments
145	642900	0070	6/16/2009	319,950	FINANCIAL INSTITUTION RESALE;
145	642900	0080	4/27/2009	319,950	FINANCIAL INSTITUTION RESALE;
145	642900	0090	4/14/2009	245,000	FINANCIAL INSTITUTION RESALE;
145	642900	0100	5/13/2009	228,500	FINANCIAL INSTITUTION RESALE;
145	642900	0110	1/27/2009	247,000	FINANCIAL INSTITUTION RESALE;
145	642900	0120	1/21/2009	255,000	FINANCIAL INSTITUTION RESALE;
145	642900	0130	8/11/2009	350,000	FINANCIAL INSTITUTION RESALE;
145	642900	0140	4/20/2009	311,720	FINANCIAL INSTITUTION RESALE;
145	642900	0190	4/24/2009	364,950	FINANCIAL INSTITUTION RESALE;
145	683790	0150	4/23/2009	580,000	SAS-DIAGNOSTIC OUTLIER
145	767980	0020	11/26/2008	1,000,000	SAS-DIAGNOSTIC OUTLIER
145	767990	0050	4/2/2008	2,100,000	SAS-DIAGNOSTIC OUTLIER
145	775538	0110	12/22/2009	485,000	SAS-DIAGNOSTIC OUTLIER
145	780427	0110	4/20/2009	135,000	QUESTIONABLE PER APPRAISAL
145	813900	0030	9/24/2008	585,000	SAS-DIAGNOSTIC OUTLIER
145	813900	0410	6/3/2008	790,000	SAS-DIAGNOSTIC OUTLIER
145	813900	0440	3/26/2009	575,000	SAS-DIAGNOSTIC OUTLIER
145	813900	0640	10/1/2009	675,000	SAS-DIAGNOSTIC OUTLIER
145	813900	1330	4/7/2008	925,000	SAS-DIAGNOSTIC OUTLIER
145	872674	0030	6/2/2009	327,500	SAS-DIAGNOSTIC OUTLIER
145	872674	0030	6/2/2009	327,500	RELOCATION - SALE TO SERVICE;
145	872693	0020	1/18/2008	392,000	SAS-DIAGNOSTIC OUTLIER
145	929140	0040	7/7/2009	106,779	QUIT CLAIM DEED; RELATED PARTY, FRIEND, OR NEIGHBOR; AND OTHER WARNINGS;
150	246700	0070	5/29/2008	295,000	SAS-DIAGNOSTIC OUTLIER
150	256998	0060	1/14/2009	372,750	SAS-DIAGNOSTIC OUTLIER
150	288780	0100	3/10/2008	537,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
150	288780	0260	3/10/2008	537,000	CONDO WITH GARAGE, MOORAGE, OR STORAGE;
150	290920	0090	4/1/2009	359,950	RELATED PARTY, FRIEND, OR NEIGHBOR;
150	290920	0140	1/7/2008	385,000	SAS-DIAGNOSTIC OUTLIER
150	290920	0150	8/7/2008	415,000	SAS-DIAGNOSTIC OUTLIER
150	305510	0060	6/26/2009	135,000	SAS-DIAGNOSTIC OUTLIER
150	609319	0120	5/14/2009	195,000	SAS-DIAGNOSTIC OUTLIER
150	609319	0180	5/20/2008	248,500	SAS-DIAGNOSTIC OUTLIER
150	609319	0190	2/4/2008	224,000	SAS-DIAGNOSTIC OUTLIER

Area	Major	Minor	Sale Date	Sale Price	Comments
155	253895	0070	7/15/2008	235,000	SAS-DIAGNOSTIC OUTLIER
155	253980	0120	4/17/2008	639,000	SAS-DIAGNOSTIC OUTLIER
155	253980	0190	8/29/2008	582,990	SAS-DIAGNOSTIC OUTLIER
155	253980	0280	1/2/2008	698,990	SAS-DIAGNOSTIC OUTLIER
155	253980	0430	1/8/2008	599,990	SAS-DIAGNOSTIC OUTLIER
155	253980	0480	5/7/2009	339,990	SAS-DIAGNOSTIC OUTLIER
155	253980	0530	5/20/2008	564,990	SAS-DIAGNOSTIC OUTLIER
155	260775	0010	3/18/2009	120,000	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR; EXEMPT FROM EXCISE TAX; AND OTHER WARNINGS;
155	260781	0010	6/8/2009	390,000	SAS-DIAGNOSTIC OUTLIER
155	745988	0340	11/25/2008	350,000	RELATED PARTY, FRIEND, OR NEIGHBOR;
155	952450	0010	12/15/2008	81,234	QUIT CLAIM DEED;
410	038000	0250	7/6/2009	120,000	SAS-DIAGNOSTIC OUTLIER
410	038000	0550	3/19/2008	170,000	SAS-DIAGNOSTIC OUTLIER
410	038000	0720	1/16/2009	139,900	BANKRUPTCY - RECEIVER OR TRUSTEE;
410	113715	0010	9/8/2009	180,000	SAS-DIAGNOSTIC OUTLIER
410	777300	0090	6/23/2008	80,628	QUIT CLAIM DEED; PARTIAL INTEREST (1/3, 1/2, Etc.); AND OTHER WARNINGS;
410	777300	0290	3/31/2009	205,367	GOVERNMENT AGENCY; EXEMPT FROM EXCISE TAX;
410	872687	0360	7/28/2009	147,000	GOVERNMENT AGENCY; EXEMPT FROM EXCISE TAX;
415	394612	0120	12/10/2009	285,000	SAS-DIAGNOSTIC OUTLIER
415	618830	0450	7/20/2008	45,547	QUIT CLAIM DEED; RELATED PARTY, FRIEND, OR NEIGHBOR; AND OTHER WARNINGS;
415	639141	0020	2/4/2008	266,500	SAS-DIAGNOSTIC OUTLIER
420	158600	0010	7/30/2008	690,000	SAS-DIAGNOSTIC OUTLIER
420	291540	0010	2/12/2008	390,000	SAS-DIAGNOSTIC OUTLIER
420	502100	0010	3/25/2008	342,500	SAS-DIAGNOSTIC OUTLIER
420	639144	0010	1/12/2009	825,000	QUESTIONABLE PER APPRAISAL; RELATED PARTY, FRIEND, OR NEIGHBOR; AND OTHER WARNINGS;
420	721240	0100	3/7/2008	339,000	SAS-DIAGNOSTIC OUTLIER
420	723763	0020	5/15/2009	308,000	SAS-DIAGNOSTIC OUTLIER
420	728431	0050	10/15/2008	102,000	PARTIAL INTEREST (1/3, 1/2, Etc.); RELATED PARTY, FRIEND, OR NEIGHBOR;
420	728431	0190	5/27/2008	580,000	SAS-DIAGNOSTIC OUTLIER
420	728431	0240	11/19/2008	477,000	SAS-DIAGNOSTIC OUTLIER
420	728431	0270	6/4/2009	426,000	SAS-DIAGNOSTIC OUTLIER
420	729030	0120	3/12/2008	186,500	ESTATE ADMINISTRATOR, GUARDIAN, OR EXECUTOR;
420	729030	0890	8/25/2009	160,000	SAS-DIAGNOSTIC OUTLIER

Northwest King County Overview Map

